

Local Market Update for November 2024

A Research Tool Provided by the Greater Albuquerque Association of REALTORS®



87110

Single-Family Detached

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	40	37	- 7.5%	433	495	+ 14.3%
Pending Sales	27	33	+ 22.2%	361	400	+ 10.8%
Closed Sales	18	26	+ 44.4%	363	379	+ 4.4%
Days on Market Until Sale	12	40	+ 233.3%	17	25	+ 47.1%
Median Sales Price*	\$364,500	\$287,000	- 21.3%	\$310,000	\$325,000	+ 4.8%
Average Sales Price*	\$379,351	\$310,169	- 18.2%	\$327,820	\$344,177	+ 5.0%
Percent of List Price Received*	100.0%	98.8%	- 1.2%	99.8%	98.9%	- 0.9%
Inventory of Homes for Sale	58	65	+ 12.1%	--	--	--
Months Supply of Inventory	1.8	1.8	0.0%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

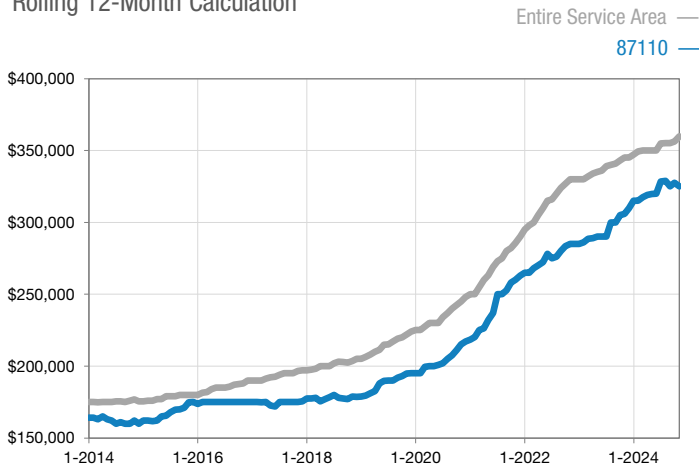
Single-Family Attached

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	3	4	+ 33.3%	48	45	- 6.3%
Pending Sales	2	5	+ 150.0%	43	34	- 20.9%
Closed Sales	4	5	+ 25.0%	44	31	- 29.5%
Days on Market Until Sale	20	54	+ 170.0%	10	24	+ 140.0%
Median Sales Price*	\$135,500	\$330,000	+ 143.5%	\$151,500	\$189,000	+ 24.8%
Average Sales Price*	\$179,750	\$406,400	+ 126.1%	\$170,025	\$244,639	+ 43.9%
Percent of List Price Received*	100.7%	97.8%	- 2.9%	99.1%	98.0%	- 1.1%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	1.1	2.3	+ 109.1%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

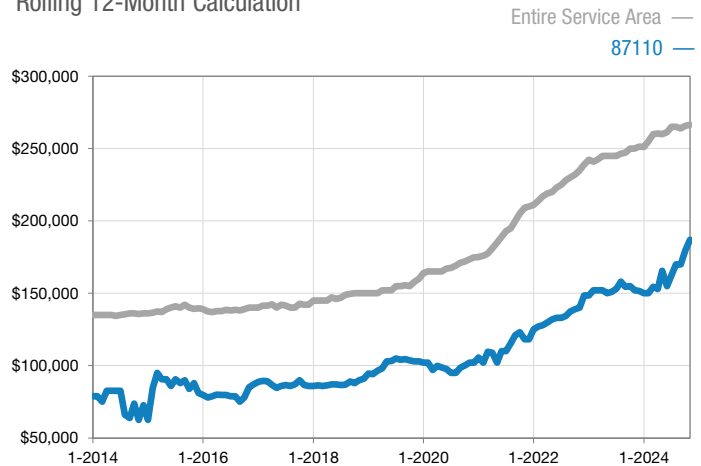
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



Median Sales Price - Single-Family Attached

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.