

Local Market Update for November 2024

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



Southeast Heights – 71

South of Central Ave, East of San Mateo / Kirtland AFB, North of Kirtland AFB, West of Tramway Blvd NE

Single-Family Detached	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	15	18	+ 20.0%	226	232	+ 2.7%
Pending Sales	11	19	+ 72.7%	181	189	+ 4.4%
Closed Sales	12	15	+ 25.0%	181	180	- 0.6%
Days on Market Until Sale	38	42	+ 10.5%	20	23	+ 15.0%
Median Sales Price*	\$362,500	\$400,000	+ 10.3%	\$355,000	\$348,500	- 1.8%
Average Sales Price*	\$353,658	\$377,393	+ 6.7%	\$343,441	\$350,372	+ 2.0%
Percent of List Price Received*	99.3%	98.6%	- 0.7%	99.2%	98.7%	- 0.5%
Inventory of Homes for Sale	24	26	+ 8.3%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--

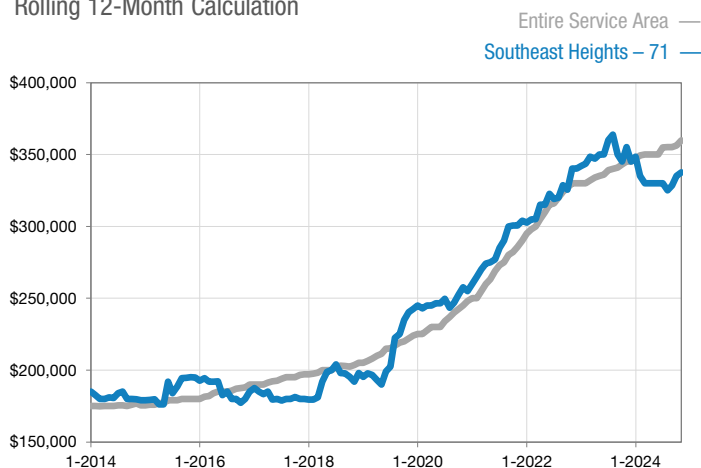
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	4	1	- 75.0%	57	53	- 7.0%
Pending Sales	5	2	- 60.0%	48	44	- 8.3%
Closed Sales	4	2	- 50.0%	49	42	- 14.3%
Days on Market Until Sale	9	32	+ 255.6%	12	18	+ 50.0%
Median Sales Price*	\$213,000	\$150,000	- 29.6%	\$216,000	\$252,500	+ 16.9%
Average Sales Price*	\$215,375	\$150,000	- 30.4%	\$224,437	\$244,554	+ 9.0%
Percent of List Price Received*	98.0%	91.1%	- 7.0%	100.0%	98.7%	- 1.3%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	1.3	1.2	- 7.7%	--	--	--

* 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.

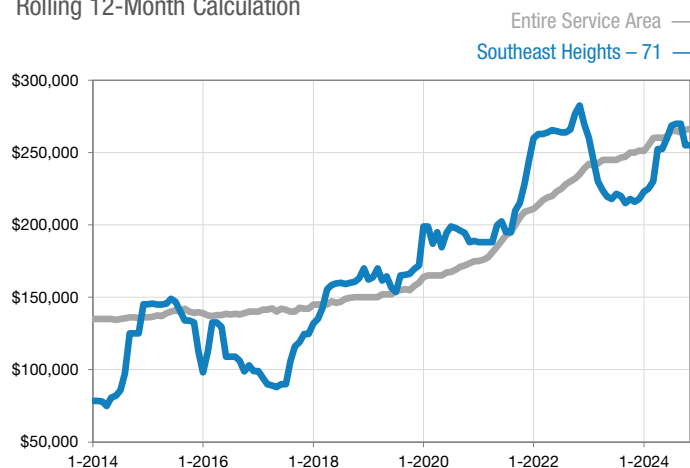
Median Sales Price - Single-Family Detached

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.