



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	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	13	20	+ 53.8%	29	40	+ 37.9%
Pending Sales	13	15	+ 15.4%	27	29	+ 7.4%
Closed Sales	11	13	+ 18.2%	26	27	+ 3.8%
Days on Market Until Sale	25	27	+ 8.0%	27	32	+ 18.5%
Median Sales Price*	\$263,000	\$341,000	+ 29.7%	\$271,500	\$325,000	+ 19.7%
Average Sales Price*	\$274,588	\$337,338	+ 22.9%	\$290,787	\$331,937	+ 14.2%
Percent of List Price Received*	98.4%	97.9%	- 0.5%	98.1%	98.6%	+ 0.5%
Inventory of Homes for Sale	16	24	+ 50.0%	—	—	—
Months Supply of Inventory	1.0	1.4	+ 40.0%	—	—	—

Single-Family Attached	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	6	2	- 66.7%	10	7	- 30.0%
Pending Sales	5	5	0.0%	10	11	+ 10.0%
Closed Sales	5	4	- 20.0%	7	5	- 28.6%
Days on Market Until Sale	59	40	- 32.2%	45	37	- 17.8%
Median Sales Price*	\$250,000	\$237,500	- 5.0%	\$276,550	\$225,000	- 18.6%
Average Sales Price*	\$219,610	\$256,225	+ 16.7%	\$241,579	\$242,480	+ 0.4%
Percent of List Price Received*	97.3%	98.6%	+ 1.3%	97.1%	97.8%	+ 0.7%
Inventory of Homes for Sale	4	6	+ 50.0%	—	—	—
Months Supply of Inventory	0.9	1.3	+ 44.4%	—	—	—

* 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.

