



Sandia Heights – 10

North & South ZA: A23, B23, C23, D23 (East of Tennyson St NE, South of Sandoval County)

Single-Family Detached	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	7	11	+ 57.1%	10	18	+ 80.0%
Pending Sales	4	6	+ 50.0%	13	10	- 23.1%
Closed Sales	5	3	- 40.0%	8	9	+ 12.5%
Days on Market Until Sale	54	44	- 18.5%	43	25	- 41.9%
Median Sales Price*	\$652,726	\$1,280,000	+ 96.1%	\$602,613	\$750,000	+ 24.5%
Average Sales Price*	\$775,045	\$1,275,000	+ 64.5%	\$807,903	\$833,961	+ 3.2%
Percent of List Price Received*	101.4%	98.9%	- 2.5%	99.4%	97.9%	- 1.5%
Inventory of Homes for Sale	10	12	+ 20.0%	—	—	—
Months Supply of Inventory	1.5	1.6	+ 6.7%	—	—	—

Single-Family Attached	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	1	1	0.0%	1	3	+ 200.0%
Pending Sales	0	0	0.0%	0	2	—
Closed Sales	0	2	—	1	3	+ 200.0%
Days on Market Until Sale	—	3	—	49	4	- 91.8%
Median Sales Price*	—	\$452,500	—	\$370,000	\$400,000	+ 8.1%
Average Sales Price*	—	\$452,500	—	\$370,000	\$433,333	+ 17.1%
Percent of List Price Received*	—	100.0%	—	92.7%	100.0%	+ 7.9%
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	0.7	0.7	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.

