



Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	8	10	+ 25.0%	16	25	+ 56.3%
Pending Sales	4	12	+ 200.0%	14	22	+ 57.1%
Closed Sales	9	6	- 33.3%	14	16	+ 14.3%
Days on Market Until Sale	36	41	+ 13.9%	32	39	+ 21.9%
Median Sales Price*	\$549,000	\$465,000	- 15.3%	\$549,500	\$537,000	- 2.3%
Average Sales Price*	\$603,411	\$504,650	- 16.4%	\$579,443	\$529,977	- 8.5%
Percent of List Price Received*	99.4%	100.5%	+ 1.1%	99.3%	99.1%	- 0.2%
Inventory of Homes for Sale	14	17	+ 21.4%	—	—	—
Months Supply of Inventory	1.3	1.5	+ 15.4%	—	—	—

Single-Family Attached	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	0	1	—	0	1	—
Pending Sales	0	1	—	0	1	—
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

