



# North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

Single-Family Detached	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	9	13	+ 44.4%	17	22	+ 29.4%
Pending Sales	10	12	+ 20.0%	20	21	+ 5.0%
Closed Sales	7	5	- 28.6%	15	12	- 20.0%
Days on Market Until Sale	26	81	+ 211.5%	31	84	+ 171.0%
Median Sales Price*	\$1,000,000	\$625,000	- 37.5%	\$870,000	\$667,500	- 23.3%
Average Sales Price*	\$1,143,571	\$712,300	- 37.7%	\$1,024,333	\$688,688	- 32.8%
Percent of List Price Received*	97.9%	98.2%	+ 0.3%	96.8%	98.6%	+ 1.9%
Inventory of Homes for Sale	8	19	+ 137.5%	—	—	—
Months Supply of Inventory	0.8	2.4	+ 200.0%	—	—	—

Single-Family Attached	February			Year to Date		
Key Metrics	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
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.

