

# Local Market Update – March 2025

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



## 87042

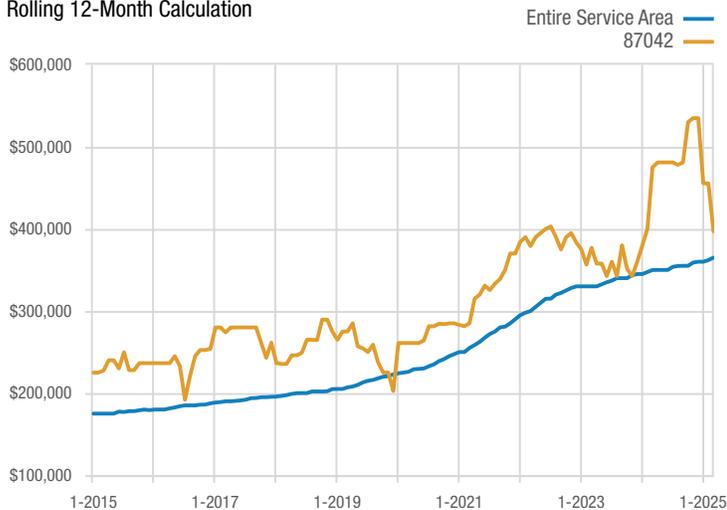
Single-Family Detached	March			Year to Date		
	2024	2025	% Change	Thru 3-2024	Thru 3-2025	% Change
<b>Key Metrics</b>						
New Listings	3	1	- 66.7%	6	5	- 16.7%
Pending Sales	1	1	0.0%	4	6	+ 50.0%
Closed Sales	3	2	- 33.3%	4	7	+ 75.0%
Days on Market Until Sale	29	9	- 69.0%	31	59	+ 90.3%
Median Sales Price*	\$540,000	<b>\$360,000</b>	- 33.3%	\$636,000	<b>\$390,000</b>	- 38.7%
Average Sales Price*	\$584,333	<b>\$360,000</b>	- 38.4%	\$705,750	<b>\$395,557</b>	- 44.0%
Percent of List Price Received*	98.3%	<b>100.0%</b>	+ 1.7%	98.0%	<b>98.1%</b>	+ 0.1%
Inventory of Homes for Sale	6	4	- 33.3%	—	—	—
Months Supply of Inventory	3.3	<b>2.1</b>	- 36.4%	—	—	—

Single-Family Attached	March			Year to Date		
	2024	2025	% Change	Thru 3-2024	Thru 3-2025	% Change
<b>Key Metrics</b>						
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.

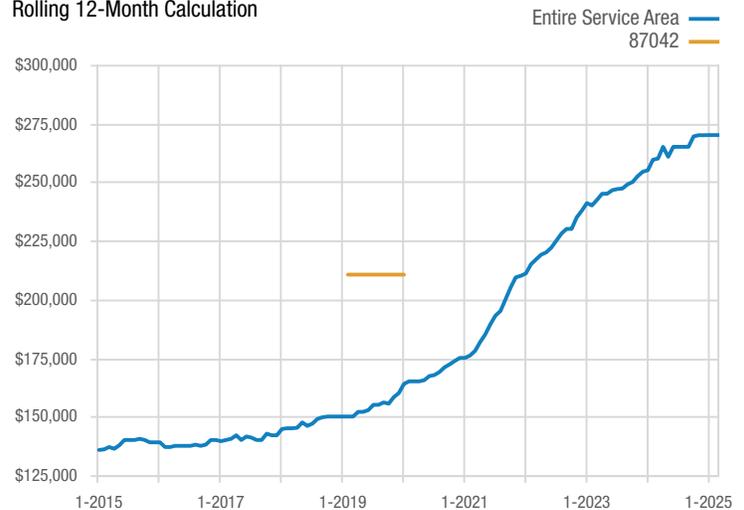
### Median Sales Price - Single-Family Detached

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.

Current as of April 5, 2025. All data from the Southwest Multiple Listing Service. Report © 2025 ShowingTime Plus, LLC.