

# Local Market Update – March 2025

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



## Adelino – 750

North of Manzano Expy, South of Patricio Dr / S Rio del Oro Loop, West of Rio Grande River to Manzano Mountains

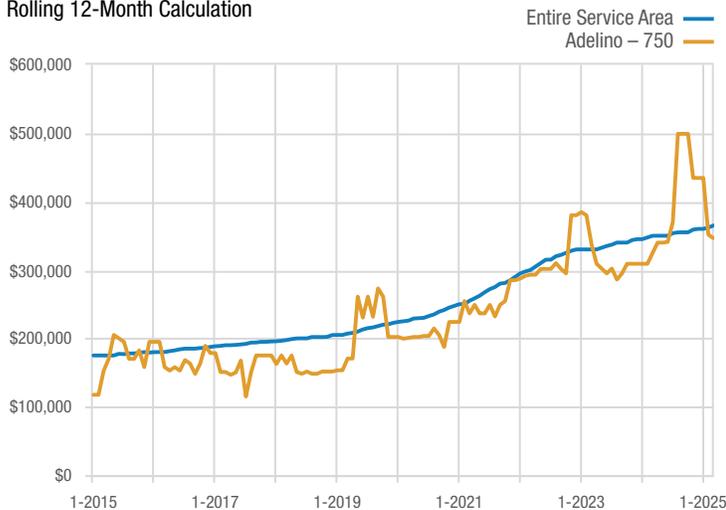
| Single-Family Detached          | March     |                  |          | Year to Date |                  |          |
|---------------------------------|-----------|------------------|----------|--------------|------------------|----------|
|                                 | 2024      | 2025             | % Change | Thru 3-2024  | Thru 3-2025      | % Change |
| New Listings                    | 1         | 1                | 0.0%     | 3            | 3                | 0.0%     |
| Pending Sales                   | 1         | 0                | - 100.0% | 2            | 5                | + 150.0% |
| Closed Sales                    | 2         | 2                | 0.0%     | 2            | 4                | + 100.0% |
| Days on Market Until Sale       | 11        | 28               | + 154.5% | 11           | 44               | + 300.0% |
| Median Sales Price*             | \$371,000 | <b>\$317,450</b> | - 14.4%  | \$371,000    | <b>\$312,750</b> | - 15.7%  |
| Average Sales Price*            | \$371,000 | <b>\$317,450</b> | - 14.4%  | \$371,000    | <b>\$315,100</b> | - 15.1%  |
| Percent of List Price Received* | 98.6%     | <b>100.0%</b>    | + 1.4%   | 98.6%        | <b>96.6%</b>     | - 2.0%   |
| Inventory of Homes for Sale     | 3         | 2                | - 33.3%  | —            | —                | —        |
| Months Supply of Inventory      | 1.8       | <b>1.0</b>       | - 44.4%  | —            | —                | —        |

| Single-Family Attached          | March |      |          | Year to Date |             |          |
|---------------------------------|-------|------|----------|--------------|-------------|----------|
|                                 | 2024  | 2025 | % Change | Thru 3-2024  | Thru 3-2025 | % 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.

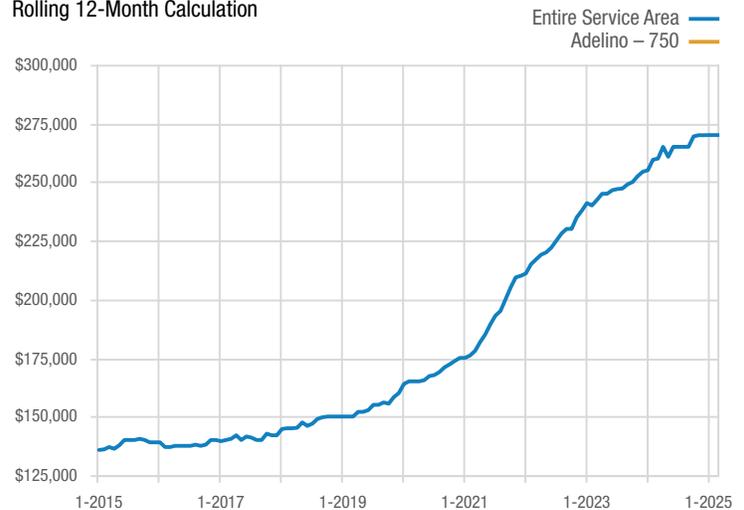
### Median Sales Price - Single-Family Detached

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.