

Local Market Update – March 2025

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



Paradise West – 120

East of West Mesa, South of Sandoval County Line, West of Unser Blvd NW, North of Paseo del Norte Blvd NE

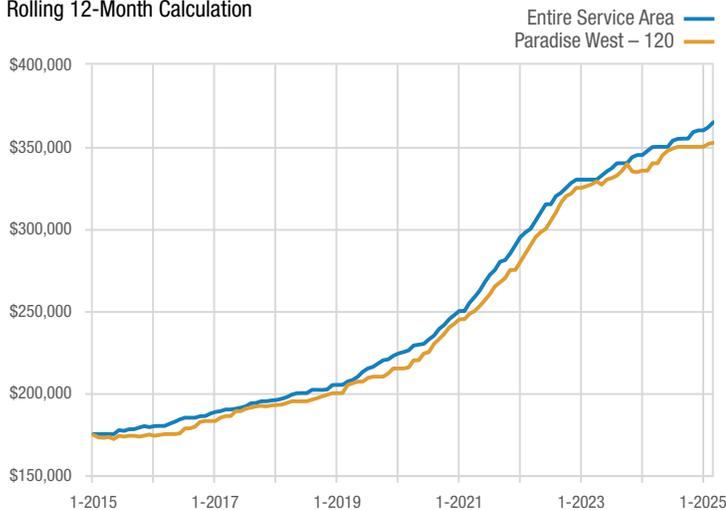
Single-Family Detached	March			Year to Date		
	2024	2025	% Change	Thru 3-2024	Thru 3-2025	% Change
New Listings	35	46	+ 31.4%	112	121	+ 8.0%
Pending Sales	32	37	+ 15.6%	103	105	+ 1.9%
Closed Sales	39	38	- 2.6%	90	103	+ 14.4%
Days on Market Until Sale	24	33	+ 37.5%	31	37	+ 19.4%
Median Sales Price*	\$340,000	\$346,550	+ 1.9%	\$338,500	\$349,000	+ 3.1%
Average Sales Price*	\$344,947	\$354,632	+ 2.8%	\$341,969	\$356,221	+ 4.2%
Percent of List Price Received*	98.9%	99.3%	+ 0.4%	99.5%	98.8%	- 0.7%
Inventory of Homes for Sale	27	40	+ 48.1%	—	—	—
Months Supply of Inventory	0.9	1.2	+ 33.3%	—	—	—

Single-Family Attached	March			Year to Date		
	2024	2025	% Change	Thru 3-2024	Thru 3-2025	% Change
New Listings	0	0	0.0%	0	1	—
Pending Sales	0	0	0.0%	0	1	—
Closed Sales	0	0	0.0%	0	1	—
Days on Market Until Sale	—	—	—	—	7	—
Median Sales Price*	—	—	—	—	\$275,000	—
Average Sales Price*	—	—	—	—	\$275,000	—
Percent of List Price Received*	—	—	—	—	100.0%	—
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.

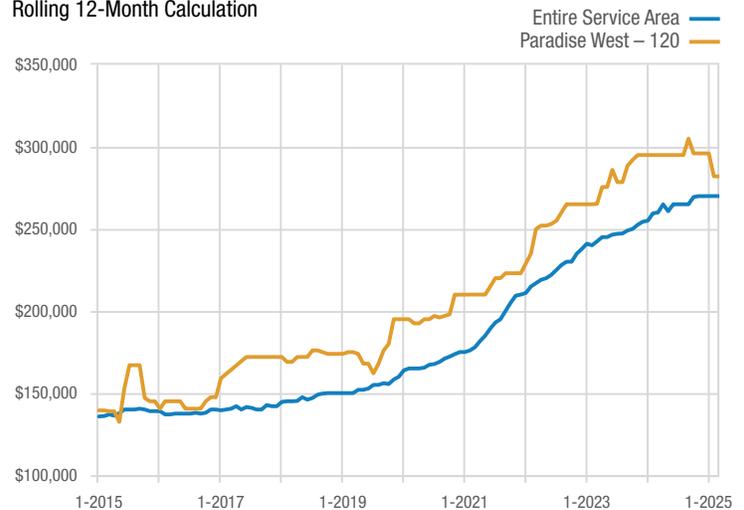
Median Sales Price - Single-Family Detached

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.