Local Market Update for September 2020

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

gaar

North Moriarty – 290

North of I-40, South of Dinkle Rd, East of Lexco Rd to Guadalupe County Line

Single-Family Detached

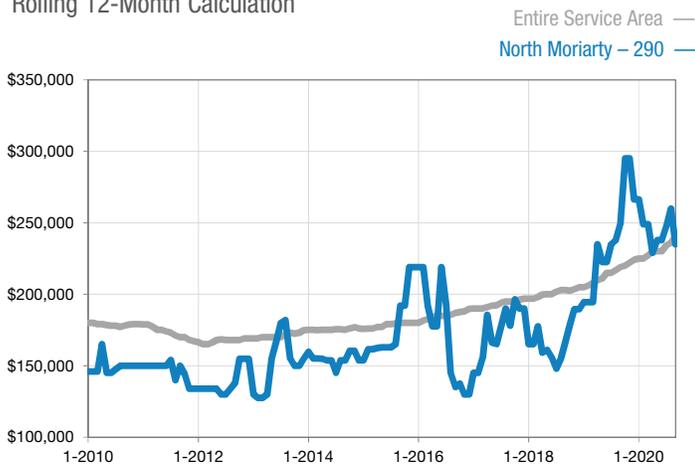| Key Metrics	September			Year to Date		
	2019	2020	Percent Change	Thru 9-2019	Thru 9-2020	Percent Change
New Listings	2	2	0.0%	12	7	- 41.7%
Pending Sales	1	2	+ 100.0%	7	11	+ 57.1%
Closed Sales	1	1	0.0%	6	9	+ 50.0%
Days on Market Until Sale	128	21	- 83.6%	49	146	+ 198.0%
Median Sales Price*	$295,000	$195,000	- 33.9%	$266,450	$235,000	- 11.8%
Average Sales Price*	$295,000	$195,000	- 33.9%	$306,692	$236,278	- 23.0%
Percent of List Price Received*	98.5%	98.0%	- 0.5%	96.0%	96.6%	+ 0.6%
Inventory of Homes for Sale	7	1	- 85.7%	--	--	--
Months Supply of Inventory	6.0	0.7	- 88.3%	--	--	--

* 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.

Single-Family Attached

Key Metrics	September			Year to Date		
	2019	2020	Percent Change	Thru 9-2019	Thru 9-2020	Percent 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

Entire Service Area ——
North Moriarty – 290 ——

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area ——
North Moriarty – 290 ——

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.