

Local Market Update for November 2020

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



Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

Single-Family Detached	November			Year to Date		
	2019	2020	Percent Change	Thru 11-2019	Thru 11-2020	Percent Change
Key Metrics						
New Listings	83	77	- 7.2%	1,083	1,040	- 4.0%
Pending Sales	66	67	+ 1.5%	837	966	+ 15.4%
Closed Sales	85	76	- 10.6%	815	928	+ 13.9%
Days on Market Until Sale	26	11	- 57.7%	33	20	- 39.4%
Median Sales Price*	\$190,000	\$211,750	+ 11.4%	\$182,500	\$210,000	+ 15.1%
Average Sales Price*	\$198,783	\$229,156	+ 15.3%	\$192,901	\$219,180	+ 13.6%
Percent of List Price Received*	98.0%	100.0%	+ 2.0%	98.6%	99.6%	+ 1.0%
Inventory of Homes for Sale	140	76	- 45.7%	--	--	--
Months Supply of Inventory	1.9	0.9	- 52.6%	--	--	--

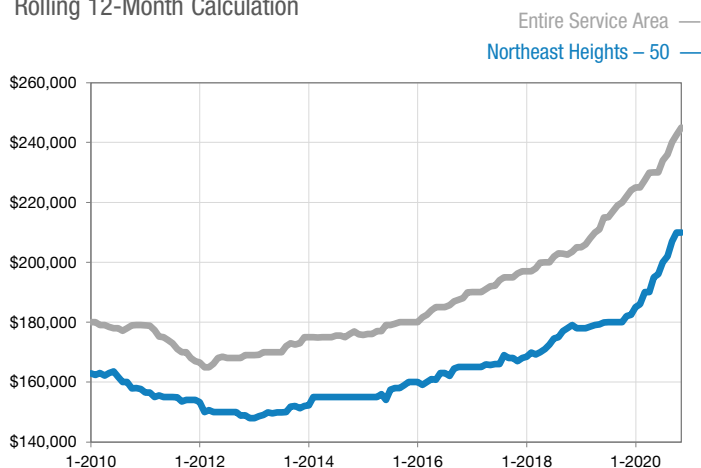
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
	2019	2020	Percent Change	Thru 11-2019	Thru 11-2020	Percent Change
Key Metrics						
New Listings	15	12	- 20.0%	163	164	+ 0.6%
Pending Sales	9	17	+ 88.9%	115	144	+ 25.2%
Closed Sales	13	13	0.0%	107	134	+ 25.2%
Days on Market Until Sale	39	12	- 69.2%	31	25	- 19.4%
Median Sales Price*	\$162,500	\$175,000	+ 7.7%	\$169,000	\$174,950	+ 3.5%
Average Sales Price*	\$155,723	\$187,577	+ 20.5%	\$167,424	\$171,224	+ 2.3%
Percent of List Price Received*	98.3%	98.8%	+ 0.5%	98.2%	98.5%	+ 0.3%
Inventory of Homes for Sale	28	11	- 60.7%	--	--	--
Months Supply of Inventory	2.8	0.9	- 67.9%	--	--	--

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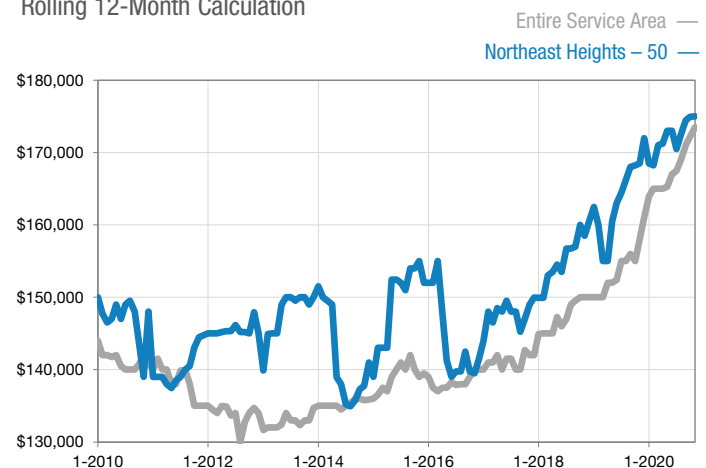
Median Sales Price - Single-Family Detached

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.