

# Local Market Update for November 2020

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



## Sandia Heights – 10

North & South ZA: A23, B23, C23, D23 (East of Tennyson St NE, South of Sandoval County)

Single-Family Detached	November			Year to Date		
	2019	2020	Percent Change	Thru 11-2019	Thru 11-2020	Percent Change
<b>Key Metrics</b>						
New Listings	9	5	- 44.4%	145	111	- 23.4%
Pending Sales	8	12	+ 50.0%	97	104	+ 7.2%
Closed Sales	6	9	+ 50.0%	96	93	- 3.1%
Days on Market Until Sale	35	23	- 34.3%	44	42	- 4.5%
Median Sales Price*	\$619,500	<b>\$395,000</b>	- 36.2%	\$489,950	<b>\$496,000</b>	+ 1.2%
Average Sales Price*	\$654,250	<b>\$437,061</b>	- 33.2%	\$571,269	<b>\$526,247</b>	- 7.9%
Percent of List Price Received*	99.0%	<b>96.9%</b>	- 2.1%	97.8%	<b>97.8%</b>	0.0%
Inventory of Homes for Sale	32	12	- 62.5%	--	--	--
Months Supply of Inventory	3.8	1.3	- 65.8%	--	--	--

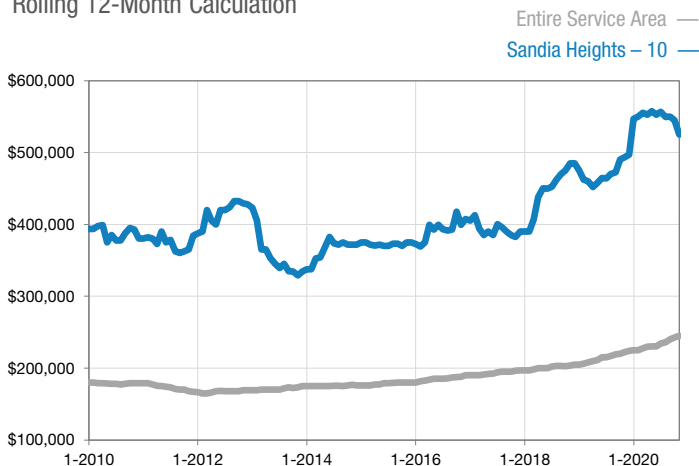
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
	2019	2020	Percent Change	Thru 11-2019	Thru 11-2020	Percent Change
<b>Key Metrics</b>						
New Listings	0	4	--	11	11	0.0%
Pending Sales	0	1	--	11	7	- 36.4%
Closed Sales	0	1	--	11	7	- 36.4%
Days on Market Until Sale	--	4	--	44	21	- 52.3%
Median Sales Price*	--	<b>\$262,500</b>	--	\$235,000	<b>\$265,900</b>	+ 13.1%
Average Sales Price*	--	<b>\$262,500</b>	--	\$246,718	<b>\$277,914</b>	+ 12.6%
Percent of List Price Received*	--	<b>95.5%</b>	--	97.5%	<b>99.8%</b>	+ 2.4%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	1.1	2.6	+ 136.4%	--	--	--

\* 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.

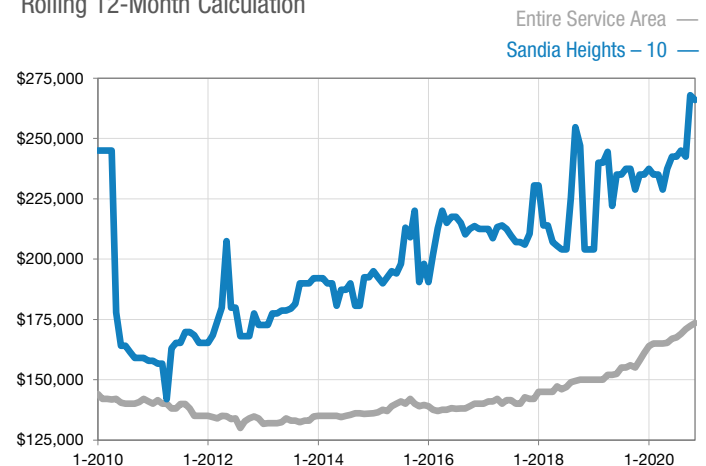
### Median Sales Price - Single-Family Detached

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.