

Local Market Update for November 2020

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



Stanley – 271

North of Dinkle Rd, East of Lexco Rd to Guadalupe County Line

| Single-Family Detached | November | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2019 | 2020 | Percent Change | Thru 11-2019 | Thru 11-2020 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 1 | 0 | - 100.0% | 16 | 6 | - 62.5% |
| Pending Sales | 1 | 0 | - 100.0% | 8 | 7 | - 12.5% |
| Closed Sales | 2 | 2 | 0.0% | 7 | 7 | 0.0% |
| Days on Market Until Sale | 33 | 173 | + 424.2% | 88 | 91 | + 3.4% |
| Median Sales Price* | \$166,000 | \$308,750 | + 86.0% | \$165,000 | \$299,000 | + 81.2% |
| Average Sales Price* | \$166,000 | \$308,750 | + 86.0% | \$185,414 | \$310,643 | + 67.5% |
| Percent of List Price Received* | 98.7% | 99.2% | + 0.5% | 98.5% | 95.5% | - 3.0% |
| Inventory of Homes for Sale | 2 | 1 | - 50.0% | -- | -- | -- |
| Months Supply of Inventory | 1.3 | 0.7 | - 46.2% | -- | -- | -- |

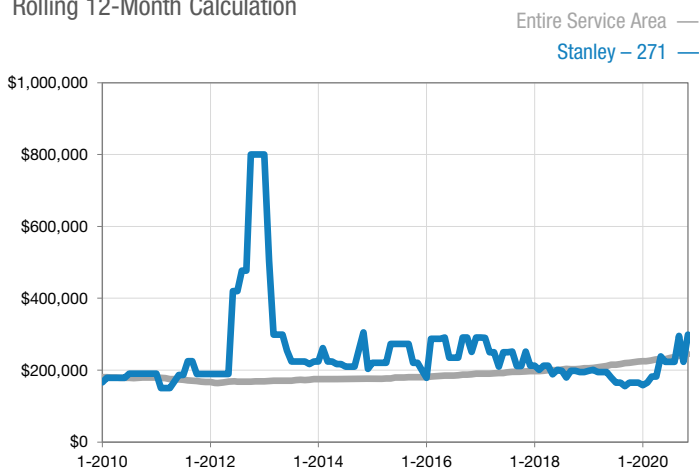
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | November | | | Year to Date | | |
|---------------------------------|----------|------|----------------|--------------|--------------|----------------|
| | 2019 | 2020 | Percent Change | Thru 11-2019 | Thru 11-2020 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 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.

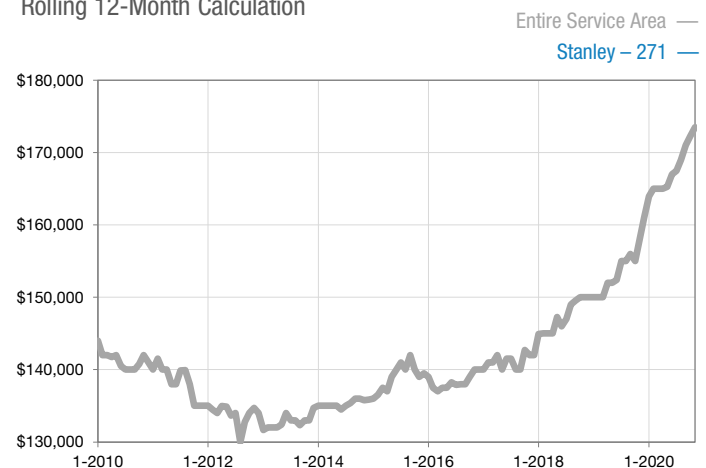
Median Sales Price - Single-Family Detached

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.