

Local Market Update for November 2020

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



Corrales – 130

Sandoval County

Single-Family Detached	November			Year to Date		
	2019	2020	Percent Change	Thru 11-2019	Thru 11-2020	Percent Change
Key Metrics						
New Listings	12	12	0.0%	232	178	- 23.3%
Pending Sales	7	10	+ 42.9%	143	139	- 2.8%
Closed Sales	13	14	+ 7.7%	150	131	- 12.7%
Days on Market Until Sale	61	36	- 41.0%	59	58	- 1.7%
Median Sales Price*	\$590,000	\$575,250	- 2.5%	\$480,000	\$540,000	+ 12.5%
Average Sales Price*	\$618,115	\$595,850	- 3.6%	\$518,406	\$578,062	+ 11.5%
Percent of List Price Received*	98.5%	98.1%	- 0.4%	98.1%	97.6%	- 0.5%
Inventory of Homes for Sale	53	23	- 56.6%	--	--	--
Months Supply of Inventory	4.2	1.9	- 54.8%	--	--	--

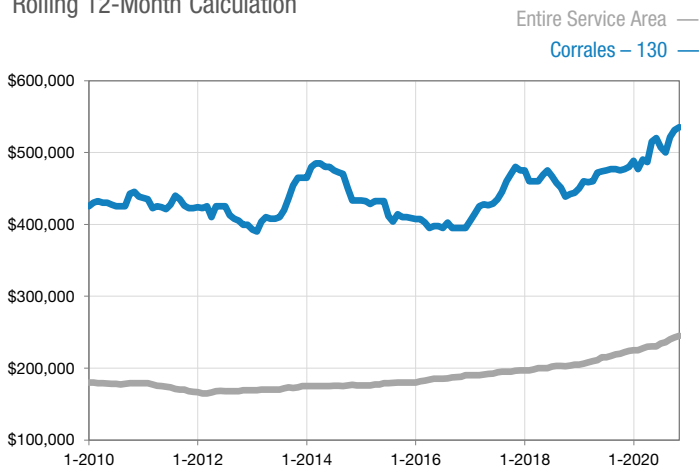
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
	2019	2020	Percent Change	Thru 11-2019	Thru 11-2020	Percent Change
Key Metrics						
New Listings	0	0	0.0%	8	5	- 37.5%
Pending Sales	0	0	0.0%	7	5	- 28.6%
Closed Sales	2	0	- 100.0%	8	5	- 37.5%
Days on Market Until Sale	3	--	--	18	3	- 83.3%
Median Sales Price*	\$229,250	--	--	\$247,750	\$300,000	+ 21.1%
Average Sales Price*	\$229,250	--	--	\$247,675	\$291,646	+ 17.8%
Percent of List Price Received*	100.8%	--	--	98.0%	102.3%	+ 4.4%
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.

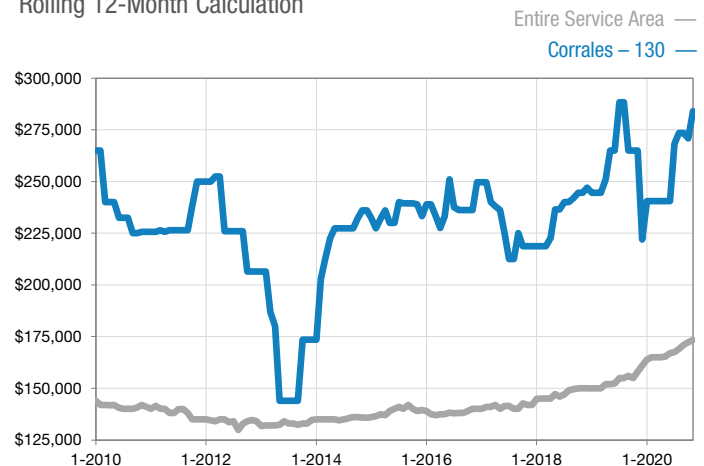
Median Sales Price - Single-Family Detached

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.