

# Local Market Update for November 2020

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



## Belen – 741

North of Castillo Rd, South of I-25 Bypass, East of I-25, West of Rio Grande River / Hwy 304

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	4	8	+ 100.0%	112	84	- 25.0%
Pending Sales	7	5	- 28.6%	74	76	+ 2.7%
Closed Sales	2	8	+ 300.0%	65	75	+ 15.4%
Days on Market Until Sale	37	29	- 21.6%	74	53	- 28.4%
Median Sales Price*	\$240,000	<b>\$120,000</b>	- 50.0%	\$123,000	<b>\$120,000</b>	- 2.4%
Average Sales Price*	\$240,000	<b>\$210,062</b>	- 12.5%	\$131,591	<b>\$145,593</b>	+ 10.6%
Percent of List Price Received*	97.9%	<b>107.2%</b>	+ 9.5%	96.4%	<b>98.0%</b>	+ 1.7%
Inventory of Homes for Sale	41	12	- 70.7%	--	--	--
Months Supply of Inventory	6.6	1.8	- 72.7%	--	--	--

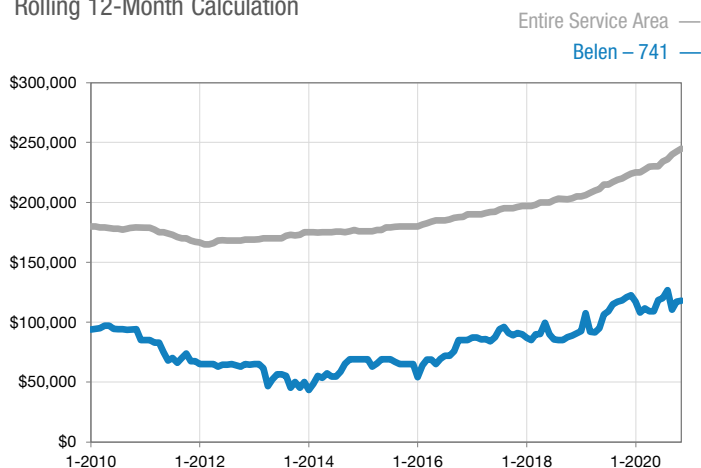
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	0	0.0%	1	1	0.0%
Pending Sales	0	0	0.0%	2	0	- 100.0%
Closed Sales	0	0	0.0%	2	0	- 100.0%
Days on Market Until Sale	--	--	--	140	--	--
Median Sales Price*	--	--	--	\$115,250	--	--
Average Sales Price*	--	--	--	\$115,250	--	--
Percent of List Price Received*	--	--	--	96.9%	--	--
Inventory of Homes for Sale	0	1	--	--	--	--
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.

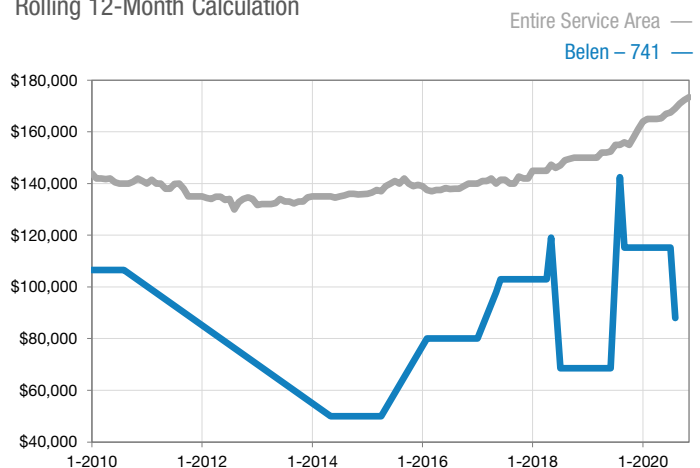
### Median Sales Price - Single-Family Detached

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.