

Local Market Update for November 2020

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



Los Chavez – 740

North of I-25 Bypass, South of Miller Rd, East of I-25, West of Rio Grande River

Single-Family Detached	November			Year to Date		
	2019	2020	Percent Change	Thru 11-2019	Thru 11-2020	Percent Change
Key Metrics						
New Listings	2	5	+ 150.0%	66	60	- 9.1%
Pending Sales	2	6	+ 200.0%	36	57	+ 58.3%
Closed Sales	0	3	--	36	50	+ 38.9%
Days on Market Until Sale	--	31	--	81	83	+ 2.5%
Median Sales Price*	--	\$323,500	--	\$234,500	\$208,450	- 11.1%
Average Sales Price*	--	\$275,000	--	\$238,323	\$233,098	- 2.2%
Percent of List Price Received*	--	106.3%	--	99.5%	99.4%	- 0.1%
Inventory of Homes for Sale	24	10	- 58.3%	--	--	--
Months Supply of Inventory	6.8	2.1	- 69.1%	--	--	--

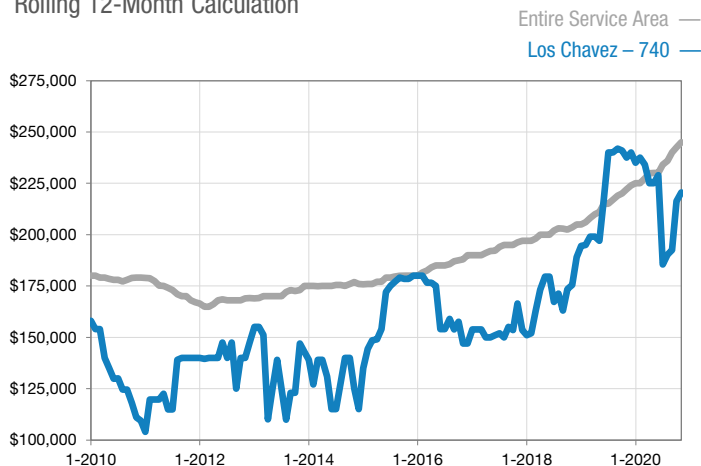
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

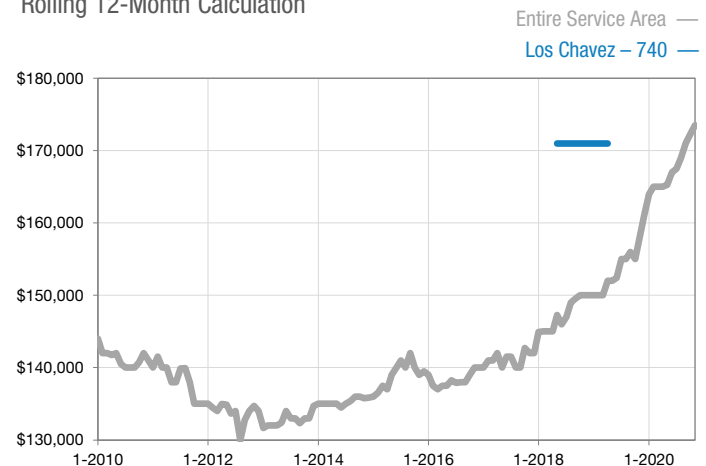
Median Sales Price - Single-Family Detached

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.