Local Market Update for August 2020

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

gaar

Stanley – 271

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

Single-Family Detached

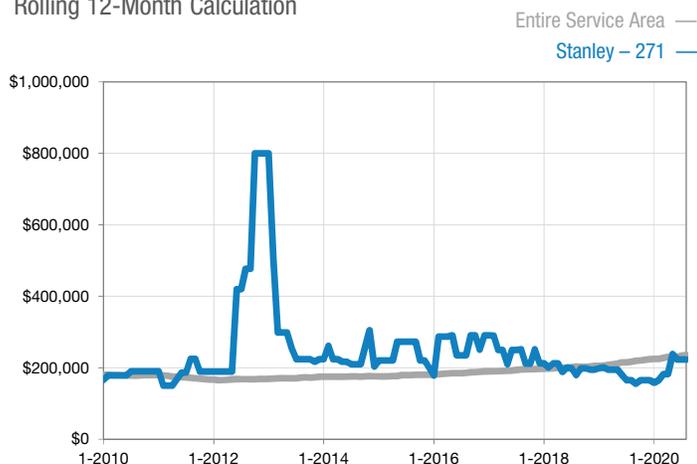| Key Metrics	August			Year to Date		
	2019	2020	Percent Change	Thru 8-2019	Thru 8-2020	Percent Change
New Listings	2	1	- 50.0%	12	5	- 58.3%
Pending Sales	0	3	--	3	6	+ 100.0%
Closed Sales	0	0	0.0%	4	2	- 50.0%
Days on Market Until Sale	--	--	--	108	36	- 66.7%
Median Sales Price*	--	--	--	$155,450	$299,000	+ 92.3%
Average Sales Price*	--	--	--	$167,725	$299,000	+ 78.3%
Percent of List Price Received*	--	--	--	99.2%	95.0%	- 4.2%
Inventory of Homes for Sale	5	1	- 80.0%	--	--	--
Months Supply of Inventory	3.8	0.6	- 84.2%	--	--	--

* 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

Key Metrics	August			Year to Date		
	2019	2020	Percent Change	Thru 8-2019	Thru 8-2020	Percent Change
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.
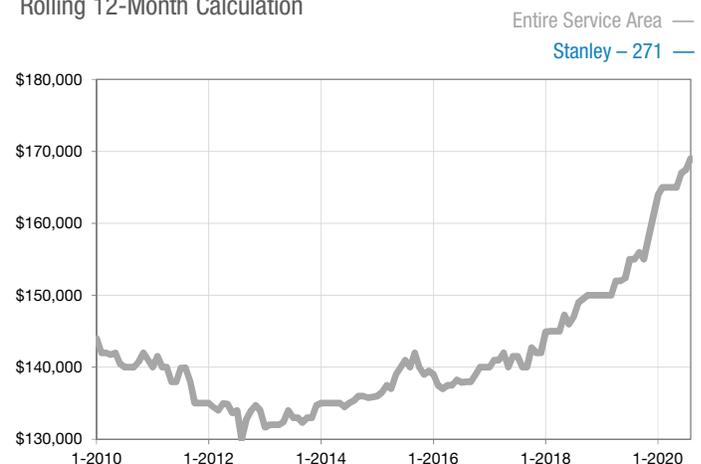
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
Stanley – 271 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
Stanley – 271 —

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.