

# Local Market Update for July 2020

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



## Far North Valley – 102

East of Rio Grande River, South of Sandoval County Line, West of I-25, North of Alameda Blvd NE

Single-Family Detached	July			Year to Date		
	2019	2020	Percent Change	Thru 7-2019	Thru 7-2020	Percent Change
<b>Key Metrics</b>						
New Listings	4	6	+ 50.0%	39	27	- 30.8%
Pending Sales	4	2	- 50.0%	24	13	- 45.8%
Closed Sales	1	1	0.0%	21	12	- 42.9%
Days on Market Until Sale	13	74	+ 469.2%	49	91	+ 85.7%
Median Sales Price*	\$540,000	<b>\$675,000</b>	+ 25.0%	\$360,000	<b>\$457,500</b>	+ 27.1%
Average Sales Price*	\$540,000	<b>\$675,000</b>	+ 25.0%	\$411,748	<b>\$539,500</b>	+ 31.0%
Percent of List Price Received*	98.2%	<b>96.4%</b>	- 1.8%	97.7%	<b>96.8%</b>	- 0.9%
Inventory of Homes for Sale	18	17	- 5.6%	--	--	--
Months Supply of Inventory	5.1	7.5	+ 47.1%	--	--	--

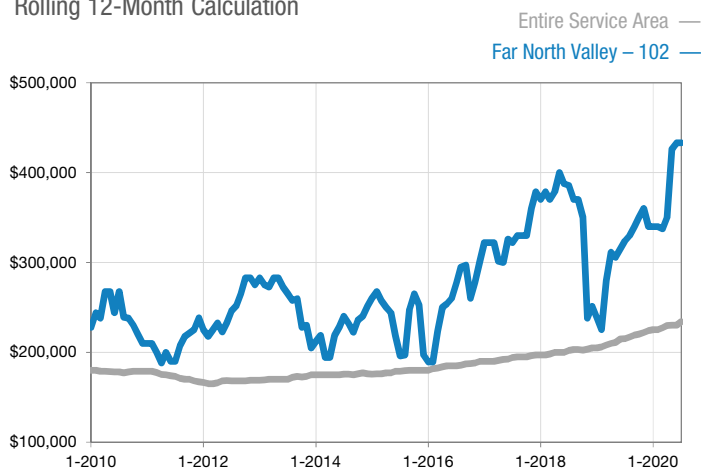
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
	2019	2020	Percent Change	Thru 7-2019	Thru 7-2020	Percent Change
<b>Key Metrics</b>						
New Listings	0	0	0.0%	0	1	--
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	1	0	- 100.0%	--	--	--
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.

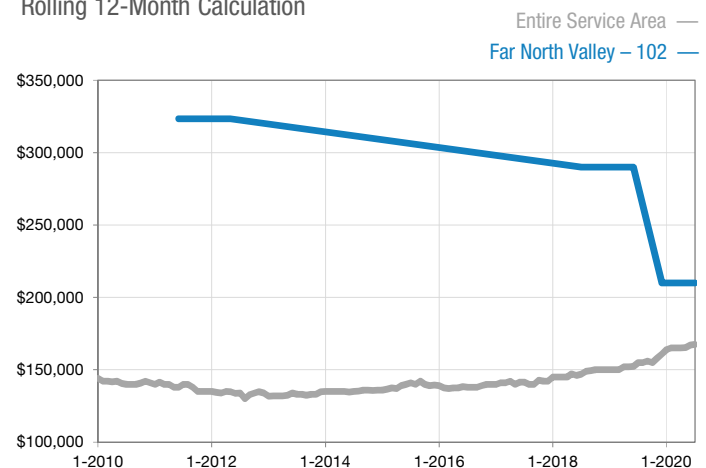
### Median Sales Price - Single-Family Detached

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.