

Local Market Update for July 2020

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



North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

Single-Family Detached	July			Year to Date		
	2019	2020	Percent Change	Thru 7-2019	Thru 7-2020	Percent Change
Key Metrics						
New Listings	30	14	- 53.3%	163	141	- 13.5%
Pending Sales	10	10	0.0%	88	89	+ 1.1%
Closed Sales	9	21	+ 133.3%	80	81	+ 1.3%
Days on Market Until Sale	65	25	- 61.5%	50	53	+ 6.0%
Median Sales Price*	\$563,500	\$668,000	+ 18.5%	\$572,400	\$655,000	+ 14.4%
Average Sales Price*	\$624,611	\$716,432	+ 14.7%	\$599,758	\$677,455	+ 13.0%
Percent of List Price Received*	98.7%	98.0%	- 0.7%	97.9%	97.7%	- 0.2%
Inventory of Homes for Sale	60	39	- 35.0%	--	--	--
Months Supply of Inventory	6.2	3.2	- 48.4%	--	--	--

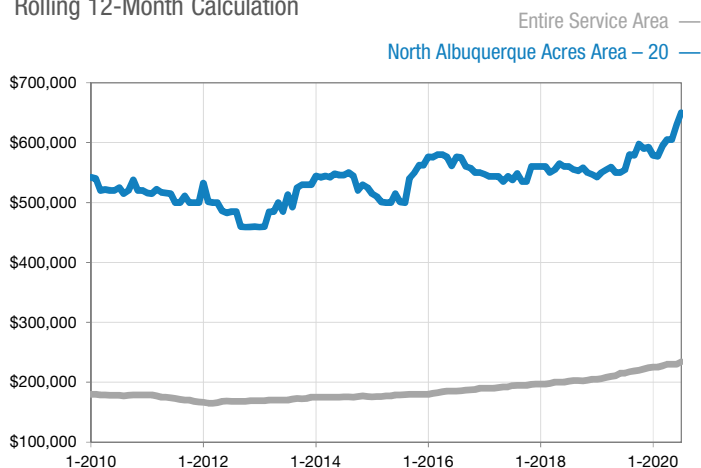
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
	2019	2020	Percent Change	Thru 7-2019	Thru 7-2020	Percent Change
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.

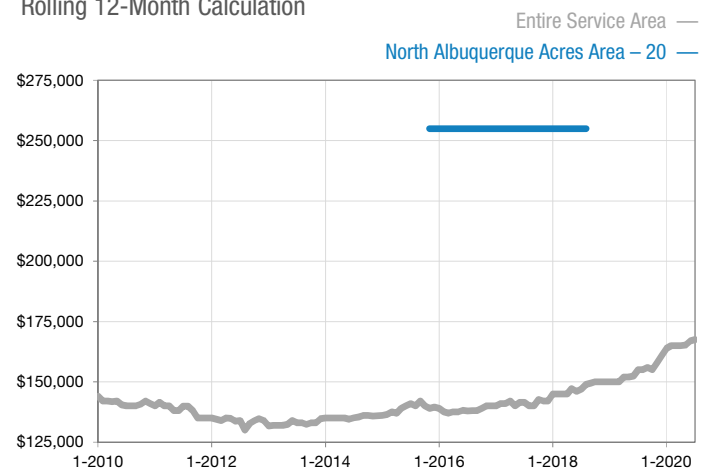
Median Sales Price - Single-Family Detached

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.