

# Local Market Update for July 2020

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



## North of I-40 – 220

North of I-40, West of Golden, East of Sandia Mountains, NW of Gutierrez Canyon

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	20	21	+ 5.0%	144	131	- 9.0%
Pending Sales	13	24	+ 84.6%	83	103	+ 24.1%
Closed Sales	21	14	- 33.3%	80	83	+ 3.8%
Days on Market Until Sale	33	50	+ 51.5%	44	42	- 4.5%
Median Sales Price*	\$309,000	<b>\$497,500</b>	+ 61.0%	\$307,000	<b>\$383,000</b>	+ 24.8%
Average Sales Price*	\$366,762	<b>\$538,536</b>	+ 46.8%	\$352,106	<b>\$404,134</b>	+ 14.8%
Percent of List Price Received*	96.2%	<b>98.1%</b>	+ 2.0%	96.6%	<b>98.6%</b>	+ 2.1%
Inventory of Homes for Sale	70	30	- 57.1%	--	--	--
Months Supply of Inventory	6.2	2.3	- 62.9%	--	--	--

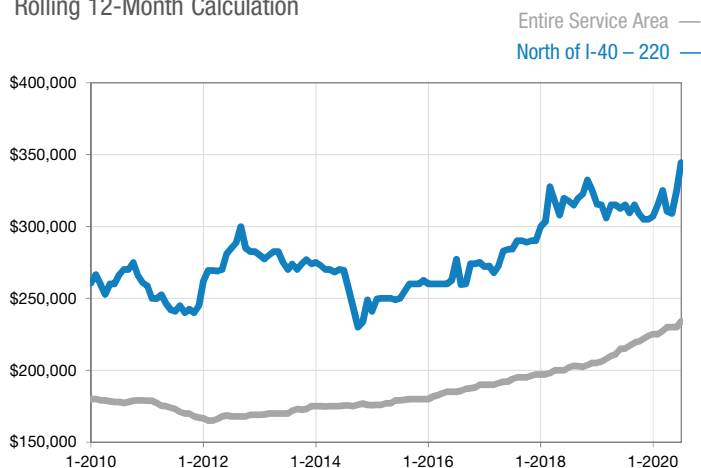
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	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.

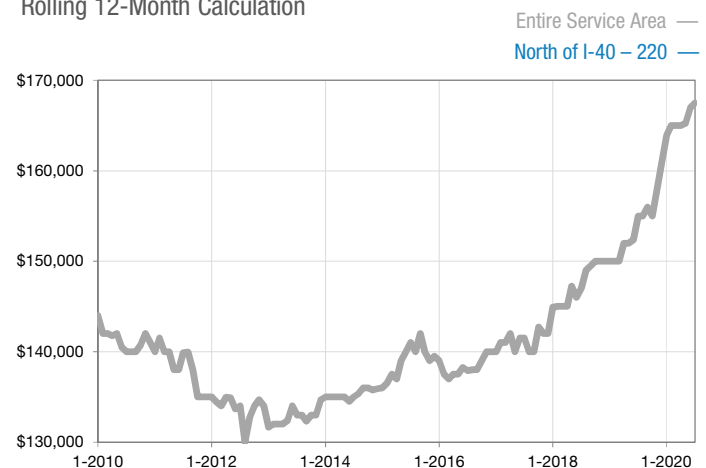
### Median Sales Price - Single-Family Detached

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.