

Local Market Update for July 2020

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



Northwest Edgewood – 250

North of I-40, East of Hwy 217, South of and Including Golden, West of Hwy 344

Single-Family Detached	July			Year to Date		
	2019	2020	Percent Change	Thru 7-2019	Thru 7-2020	Percent Change
Key Metrics						
New Listings	15	7	- 53.3%	93	60	- 35.5%
Pending Sales	12	6	- 50.0%	56	53	- 5.4%
Closed Sales	12	10	- 16.7%	50	49	- 2.0%
Days on Market Until Sale	21	22	+ 4.8%	42	39	- 7.1%
Median Sales Price*	\$304,750	\$315,000	+ 3.4%	\$305,000	\$300,000	- 1.6%
Average Sales Price*	\$309,542	\$315,600	+ 2.0%	\$300,246	\$304,331	+ 1.4%
Percent of List Price Received*	99.0%	99.6%	+ 0.6%	98.2%	98.1%	- 0.1%
Inventory of Homes for Sale	31	14	- 54.8%	--	--	--
Months Supply of Inventory	4.3	1.8	- 58.1%	--	--	--

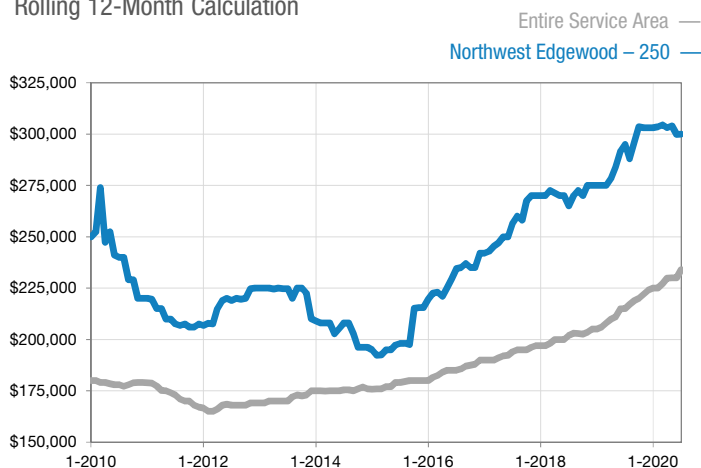
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

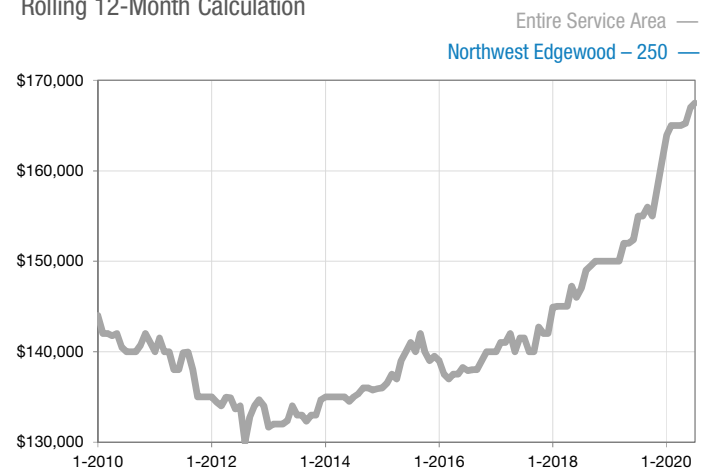
Median Sales Price - Single-Family Detached

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.