

# Local Market Update for July 2020

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



## Rio Rancho Mid-West – 152

East of West Mesa, South of 29th Ave NW, West of Rainbow Blvd, North of Southern Blvd

| 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                    | 6         | 5                | - 16.7%        | 38           | 42               | + 10.5%        |
| Pending Sales                   | 5         | 3                | - 40.0%        | 31           | 41               | + 32.3%        |
| Closed Sales                    | 4         | 11               | + 175.0%       | 29           | 39               | + 34.5%        |
| Days on Market Until Sale       | 29        | 11               | - 62.1%        | 22           | 23               | + 4.5%         |
| Median Sales Price*             | \$167,450 | <b>\$200,000</b> | + 19.4%        | \$155,000    | <b>\$178,500</b> | + 15.2%        |
| Average Sales Price*            | \$153,225 | <b>\$201,134</b> | + 31.3%        | \$156,895    | <b>\$181,215</b> | + 15.5%        |
| Percent of List Price Received* | 98.0%     | <b>101.1%</b>    | + 3.2%         | 98.6%        | <b>99.0%</b>     | + 0.4%         |
| Inventory of Homes for Sale     | 9         | 3                | - 66.7%        | --           | --               | --             |
| Months Supply of Inventory      | 2.1       | <b>0.7</b>       | - 66.7%        | --           | --               | --             |

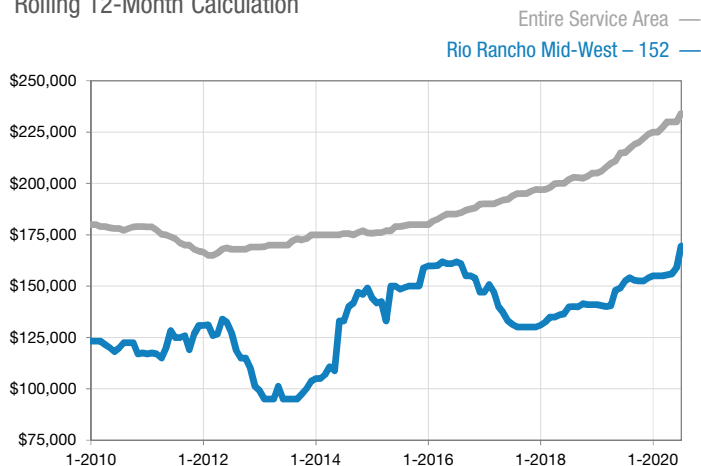
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| 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            | 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.

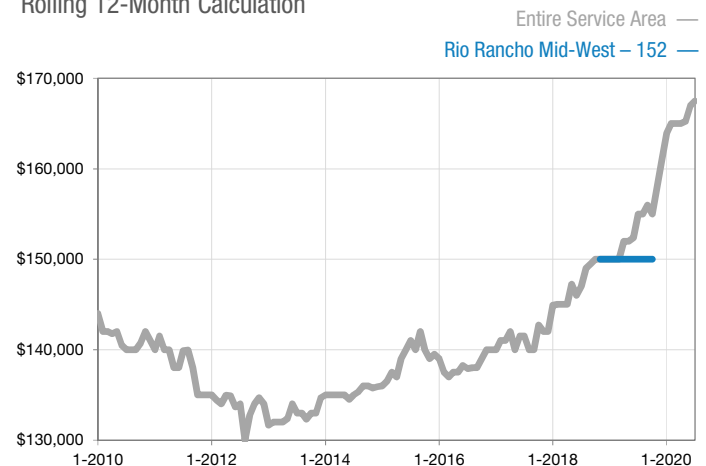
### Median Sales Price - Single-Family Detached

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.