

Local Market Update for July 2020

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



Bosque Farms and Peralta – 710

North of Valencia Rd, South of Isleta Reservation, East of Rio Grande River, West of La Ladera Rd

Single-Family Detached	July			Year to Date		
	2019	2020	Percent Change	Thru 7-2019	Thru 7-2020	Percent Change
Key Metrics						
New Listings	6	6	0.0%	47	41	- 12.8%
Pending Sales	2	10	+ 400.0%	31	47	+ 51.6%
Closed Sales	5	7	+ 40.0%	34	31	- 8.8%
Days on Market Until Sale	103	72	- 30.1%	70	69	- 1.4%
Median Sales Price*	\$265,000	\$291,000	+ 9.8%	\$244,000	\$284,000	+ 16.4%
Average Sales Price*	\$296,800	\$318,271	+ 7.2%	\$280,182	\$305,302	+ 9.0%
Percent of List Price Received*	96.7%	98.8%	+ 2.2%	98.9%	96.7%	- 2.2%
Inventory of Homes for Sale	22	6	- 72.7%	--	--	--
Months Supply of Inventory	4.9	1.1	- 77.6%	--	--	--

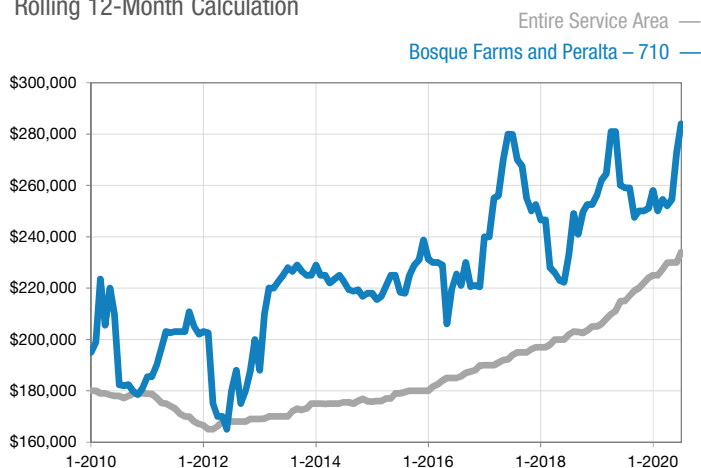
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	1	0	- 100.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	--	--	--	43	--	--
Median Sales Price*	--	--	--	\$210,500	--	--
Average Sales Price*	--	--	--	\$210,500	--	--
Percent of List Price Received*	--	--	--	100.0%	--	--
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.

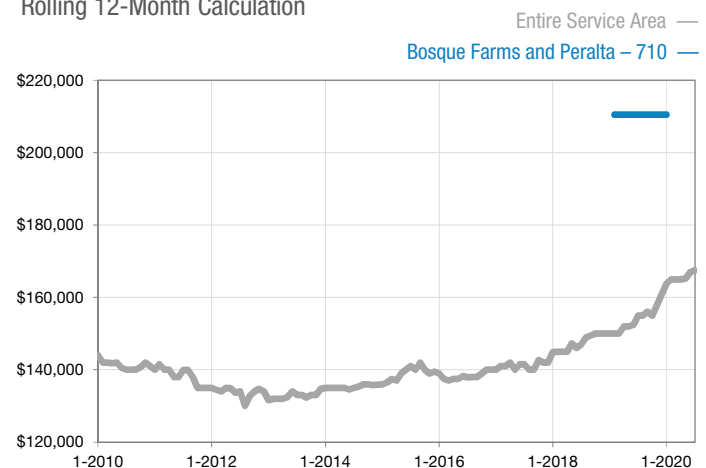
Median Sales Price - Single-Family Detached

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.