Local Market Update for July 2020

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

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Jarales, Bosque – 742

North of Socorro County Line, South of Castillo Rd, East of I-25, West of Hwy 304

Single-Family Detached

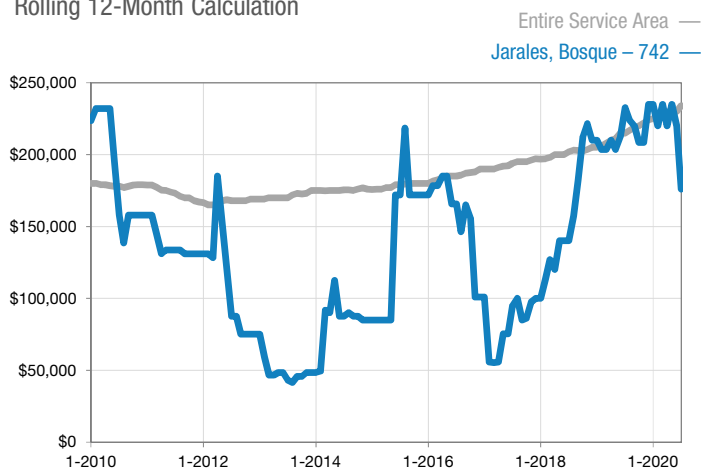| Key Metrics	July			Year to Date		
	2019	2020	Percent Change	Thru 7-2019	Thru 7-2020	Percent Change
New Listings	1	2	+ 100.0%	9	9	0.0%
Pending Sales	4	2	- 50.0%	8	7	- 12.5%
Closed Sales	1	2	+ 100.0%	4	4	0.0%
Days on Market Until Sale	262	80	- 69.5%	114	76	- 33.3%
Median Sales Price*	$259,900	$102,250	- 60.7%	$254,950	$140,950	- 44.7%
Average Sales Price*	$259,900	$102,250	- 60.7%	$252,475	$151,850	- 39.9%
Percent of List Price Received*	100.0%	98.7%	- 1.3%	98.5%	97.6%	- 0.9%
Inventory of Homes for Sale	4	3	- 25.0%	--	--	--
Months Supply of Inventory	2.0	2.6	+ 30.0%	--	--	--

* 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

Key Metrics	July			Year to Date		
	2019	2020	Percent Change	Thru 7-2019	Thru 7-2020	Percent Change
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.
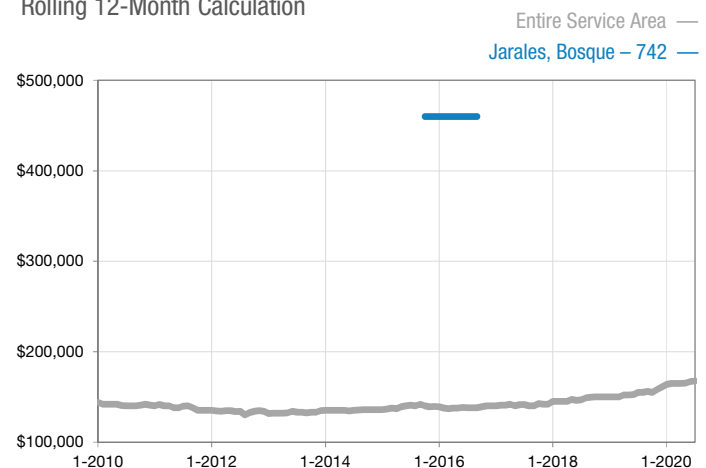
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
Jarales, Bosque – 742 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
Jarales, Bosque – 742 —

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.