

Local Market Update for June 2020

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



Ladera Heights – 111

East of Paseo del Volcan, South of Unser, West of Rio Grande River, North of Central Ave

Single-Family Detached	June			Year to Date		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
Key Metrics						
New Listings	83	69	- 16.9%	395	350	- 11.4%
Pending Sales	61	81	+ 32.8%	325	323	- 0.6%
Closed Sales	44	48	+ 9.1%	300	255	- 15.0%
Days on Market Until Sale	25	15	- 40.0%	44	25	- 43.2%
Median Sales Price*	\$186,000	\$203,500	+ 9.4%	\$185,000	\$200,000	+ 8.1%
Average Sales Price*	\$194,105	\$208,065	+ 7.2%	\$193,145	\$206,850	+ 7.1%
Percent of List Price Received*	99.2%	99.4%	+ 0.2%	98.9%	99.1%	+ 0.2%
Inventory of Homes for Sale	121	43	- 64.5%	--	--	--
Months Supply of Inventory	2.4	0.8	- 66.7%	--	--	--

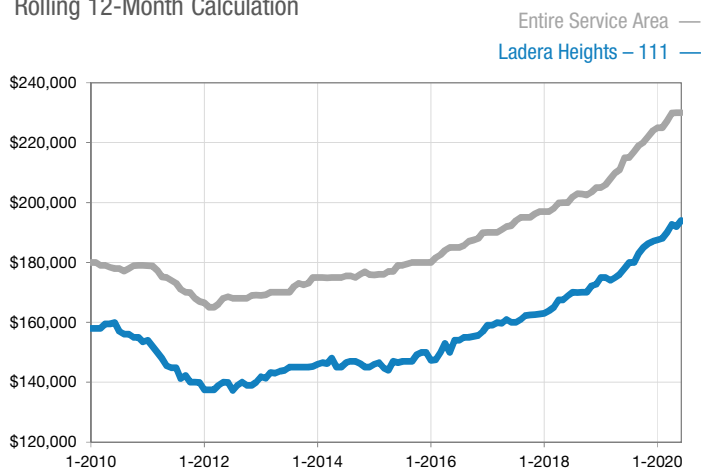
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
Key Metrics						
New Listings	12	13	+ 8.3%	79	61	- 22.8%
Pending Sales	11	12	+ 9.1%	69	57	- 17.4%
Closed Sales	8	9	+ 12.5%	64	47	- 26.6%
Days on Market Until Sale	22	17	- 22.7%	28	16	- 42.9%
Median Sales Price*	\$151,375	\$156,000	+ 3.1%	\$142,250	\$159,500	+ 12.1%
Average Sales Price*	\$151,881	\$148,889	- 2.0%	\$146,139	\$152,206	+ 4.2%
Percent of List Price Received*	100.2%	98.9%	- 1.3%	98.7%	99.4%	+ 0.7%
Inventory of Homes for Sale	15	5	- 66.7%	--	--	--
Months Supply of Inventory	1.4	0.5	- 64.3%	--	--	--

* 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.

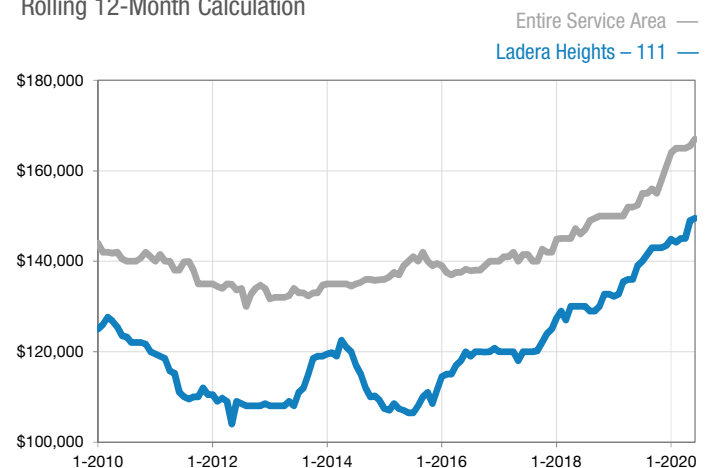
Median Sales Price - Single-Family Detached

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.