

Local Market Update for June 2020

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



Las Maravillas, Cypress Gardens – 721

North of S Rio del Oro Loop, South of Rio del Oro Loop Subdivision, East of El Cerro Loop, West of Manzano Expy, Includes Las Maravillas

Single-Family Detached	June			Year to Date		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
Key Metrics						
New Listings	18	9	- 50.0%	78	65	- 16.7%
Pending Sales	13	13	0.0%	73	70	- 4.1%
Closed Sales	13	7	- 46.2%	66	50	- 24.2%
Days on Market Until Sale	53	36	- 32.1%	58	32	- 44.8%
Median Sales Price*	\$150,000	\$155,000	+ 3.3%	\$150,000	\$159,995	+ 6.7%
Average Sales Price*	\$145,688	\$157,286	+ 8.0%	\$150,505	\$158,739	+ 5.5%
Percent of List Price Received*	99.4%	98.2%	- 1.2%	98.6%	98.5%	- 0.1%
Inventory of Homes for Sale	27	2	- 92.6%	--	--	--
Months Supply of Inventory	2.2	0.2	- 90.9%	--	--	--

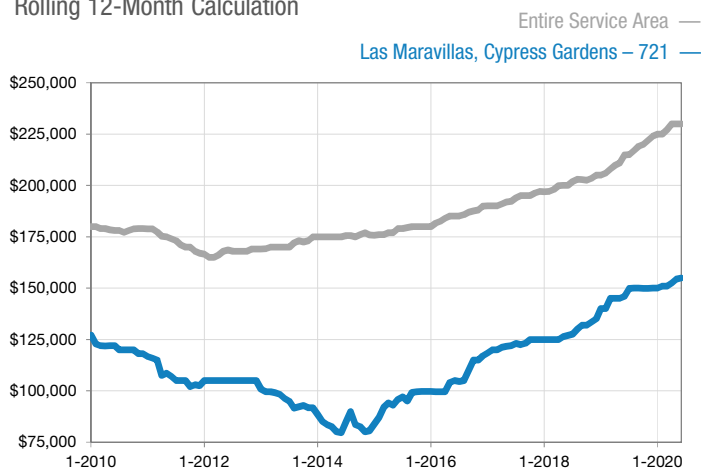
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
Key Metrics						
New Listings	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.

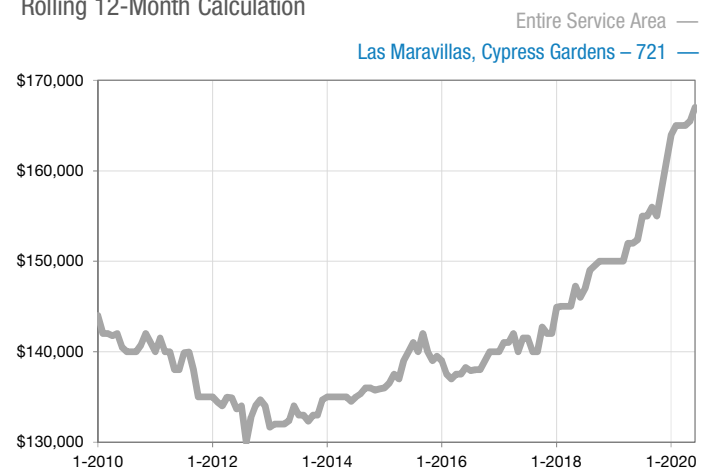
Median Sales Price - Single-Family Detached

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.