

# Local Market Update for December 2020

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



## Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

Single-Family Detached	December			Year to Date		
	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	Percent Change
<b>Key Metrics</b>						
New Listings	67	<b>68</b>	+ 1.5%	1,150	<b>1,110</b>	- 3.5%
Pending Sales	60	<b>80</b>	+ 33.3%	897	<b>1,039</b>	+ 15.8%
Closed Sales	74	<b>76</b>	+ 2.7%	889	<b>1,004</b>	+ 12.9%
Days on Market Until Sale	36	<b>13</b>	- 63.9%	33	<b>19</b>	- 42.4%
Median Sales Price*	\$182,450	<b>\$216,500</b>	+ 18.7%	\$182,500	<b>\$210,500</b>	+ 15.3%
Average Sales Price*	\$195,264	<b>\$225,058</b>	+ 15.3%	\$193,097	<b>\$219,625</b>	+ 13.7%
Percent of List Price Received*	98.0%	<b>99.6%</b>	+ 1.6%	98.6%	<b>99.6%</b>	+ 1.0%
Inventory of Homes for Sale	124	<b>60</b>	- 51.6%	--	--	--
Months Supply of Inventory	1.7	<b>0.7</b>	- 58.8%	--	--	--

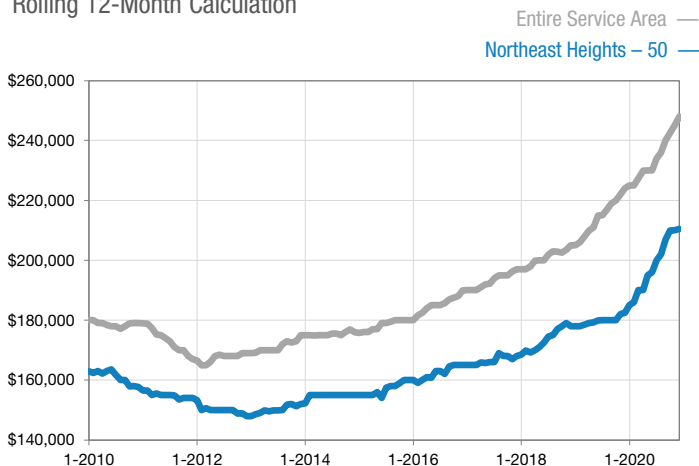
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	Percent Change
<b>Key Metrics</b>						
New Listings	6	<b>16</b>	+ 166.7%	169	<b>180</b>	+ 6.5%
Pending Sales	7	<b>17</b>	+ 142.9%	122	<b>158</b>	+ 29.5%
Closed Sales	12	<b>15</b>	+ 25.0%	119	<b>149</b>	+ 25.2%
Days on Market Until Sale	42	<b>18</b>	- 57.1%	32	<b>24</b>	- 25.0%
Median Sales Price*	\$176,250	<b>\$195,000</b>	+ 10.6%	\$172,000	<b>\$175,000</b>	+ 1.7%
Average Sales Price*	\$164,417	<b>\$176,360</b>	+ 7.3%	\$167,121	<b>\$171,741</b>	+ 2.8%
Percent of List Price Received*	96.7%	<b>100.5%</b>	+ 3.9%	98.0%	<b>98.7%</b>	+ 0.7%
Inventory of Homes for Sale	24	<b>10</b>	- 58.3%	--	--	--
Months Supply of Inventory	2.4	<b>0.8</b>	- 66.7%	--	--	--

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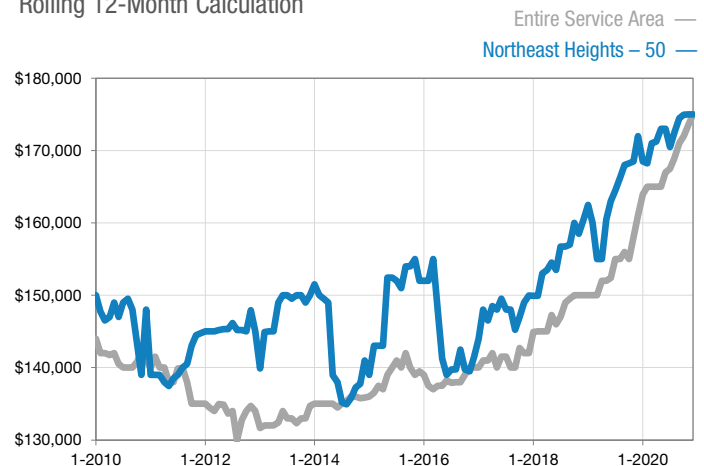
### Median Sales Price - Single-Family Detached

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.