

Local Market Update for December 2020

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



Northwest Edgewood – 250

North of I-40, East of Hwy 217, South of and Including Golden, West of Hwy 344

Single-Family Detached	December			Year to Date		
	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	Percent Change
Key Metrics						
New Listings	4	6	+ 50.0%	135	103	- 23.7%
Pending Sales	3	9	+ 200.0%	96	82	- 14.6%
Closed Sales	6	6	0.0%	99	80	- 19.2%
Days on Market Until Sale	48	19	- 60.4%	41	33	- 19.5%
Median Sales Price*	\$289,250	\$346,500	+ 19.8%	\$303,000	\$317,500	+ 4.8%
Average Sales Price*	\$286,083	\$338,667	+ 18.4%	\$301,971	\$317,378	+ 5.1%
Percent of List Price Received*	98.1%	98.2%	+ 0.1%	98.0%	98.1%	+ 0.1%
Inventory of Homes for Sale	18	17	- 5.6%	--	--	--
Months Supply of Inventory	2.3	2.5	+ 8.7%	--	--	--

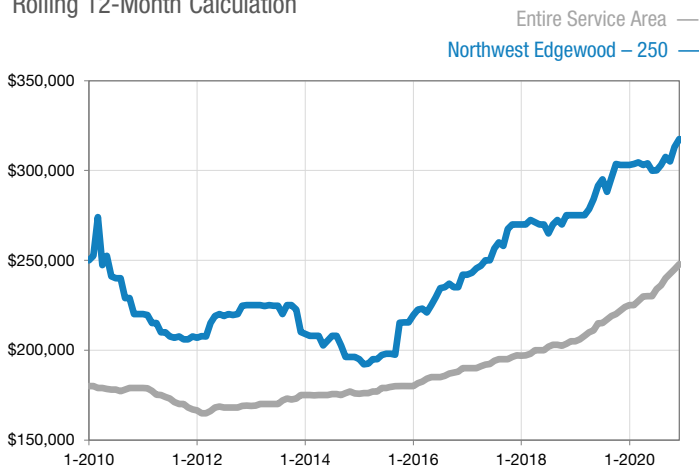
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	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.

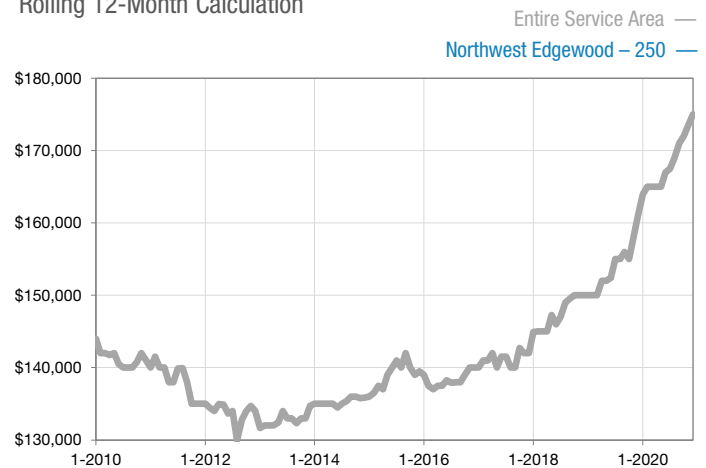
Median Sales Price - Single-Family Detached

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.