Local Market Update for December 2020

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

Adelino – 750

North of Manzano Expy, South of Patricio Dr / S Rio del Oro Loop, West of Rio Grande River to Manzano Mountains

Single-Family Detached	December			Year to Date		
Key Metrics	**2019**	**2020**	Percent Change	**Thru 12-2019**	**Thru 12-2020**	Percent Change
New Listings	1	**2**	+ 100.0%	12	**19**	+ 58.3%
Pending Sales	1	**0**	- 100.0%	10	**12**	+ 20.0%
Closed Sales	0	**2**	--	9	**11**	+ 22.2%
Days on Market Until Sale	--	**37**	--	54	**40**	- 25.9%
Median Sales Price*	--	**$230,700**	--	$202,000	**$224,000**	+ 10.9%
Average Sales Price*	--	**$230,700**	--	$223,222	**$230,300**	+ 3.2%
Percent of List Price Received*	--	**98.9%**	--	95.7%	**99.6%**	+ 4.1%
Inventory of Homes for Sale	3	**5**	+ 66.7%	--	**--**	--
Months Supply of Inventory	2.1	**2.9**	+ 38.1%	--	**--**	--

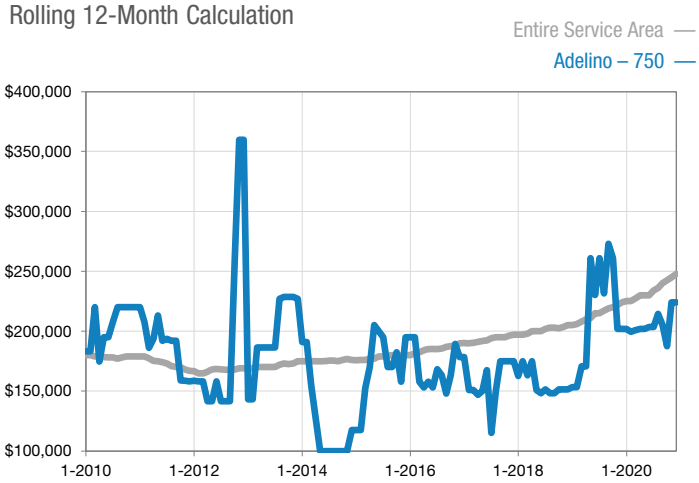
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

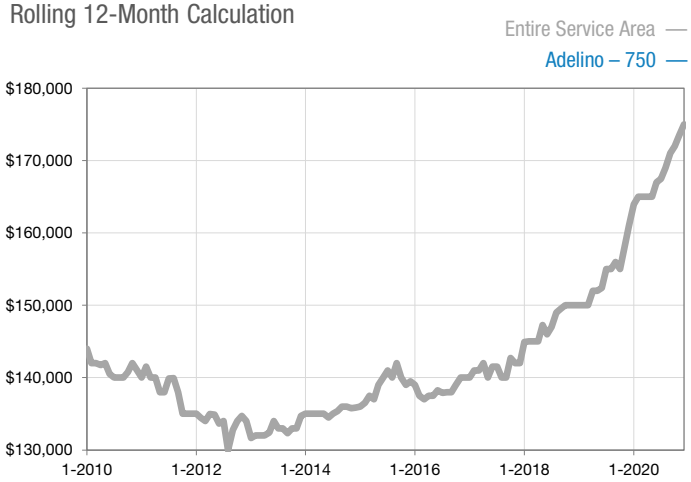
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



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.