

# Local Market Update for December 2020

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



## Los Lunas – 700

South of Bernalillo County Line, East of I-25, West of Rio Grande River, North of Miller Rd

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	18	14	- 22.2%	257	235	- 8.6%
Pending Sales	14	21	+ 50.0%	203	229	+ 12.8%
Closed Sales	19	22	+ 15.8%	199	215	+ 8.0%
Days on Market Until Sale	54	52	- 3.7%	65	40	- 38.5%
Median Sales Price*	\$206,500	<b>\$265,405</b>	+ 28.5%	\$212,990	<b>\$239,900</b>	+ 12.6%
Average Sales Price*	\$216,126	<b>\$272,956</b>	+ 26.3%	\$214,248	<b>\$251,968</b>	+ 17.6%
Percent of List Price Received*	97.6%	<b>99.0%</b>	+ 1.4%	97.8%	<b>99.0%</b>	+ 1.2%
Inventory of Homes for Sale	48	19	- 60.4%	--	--	--
Months Supply of Inventory	2.8	1.0	- 64.3%	--	--	--

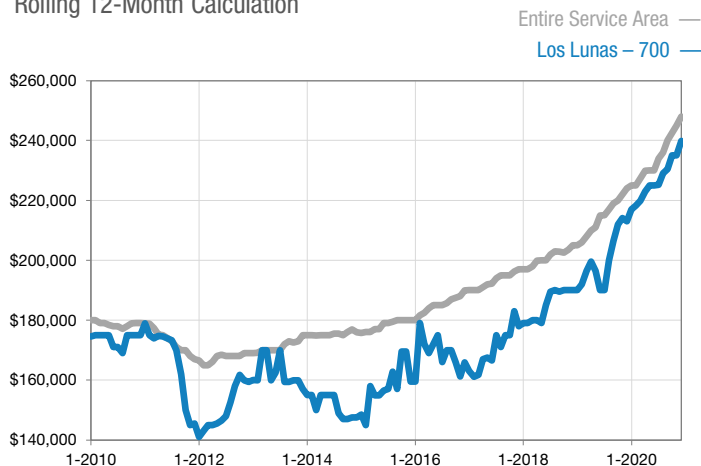
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	3	0	- 100.0%	33	19	- 42.4%
Pending Sales	2	0	- 100.0%	28	21	- 25.0%
Closed Sales	2	2	0.0%	25	22	- 12.0%
Days on Market Until Sale	126	9	- 92.9%	47	27	- 42.6%
Median Sales Price*	\$149,500	<b>\$117,500</b>	- 21.4%	\$135,000	<b>\$146,060</b>	+ 8.2%
Average Sales Price*	\$149,500	<b>\$117,500</b>	- 21.4%	\$134,022	<b>\$145,974</b>	+ 8.9%
Percent of List Price Received*	97.1%	<b>89.2%</b>	- 8.1%	97.2%	<b>97.6%</b>	+ 0.4%
Inventory of Homes for Sale	4	0	- 100.0%	--	--	--
Months Supply of Inventory	1.6	--	--	--	--	--

\* 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.

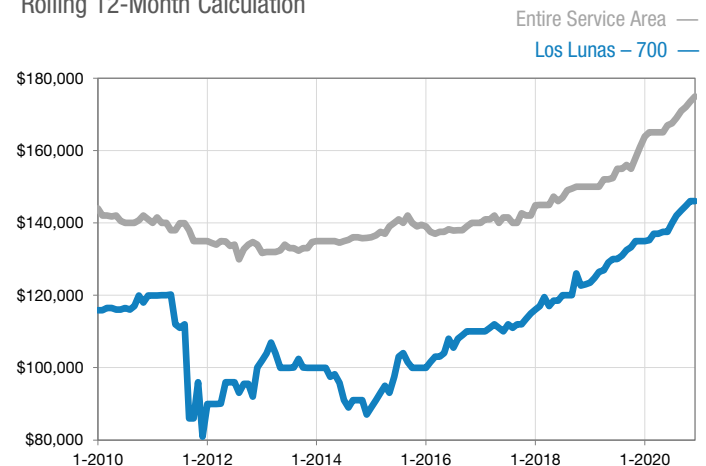
### Median Sales Price - Single-Family Detached

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.