

Local Market Update for May 2020

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



Placitas Area – 180

East of I-25 to Sandia Mountains, South of San Felipe Reservation, North of Sandia Reservation

Single-Family Detached	May			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 5-2019	Thru 5-2020	Percent Change
New Listings	20	19	- 5.0%	87	75	- 13.8%
Pending Sales	16	13	- 18.8%	63	59	- 6.3%
Closed Sales	16	5	- 68.8%	58	50	- 13.8%
Days on Market Until Sale	53	43	- 18.9%	64	88	+ 37.5%
Median Sales Price*	\$456,500	\$390,000	- 14.6%	\$447,500	\$465,000	+ 3.9%
Average Sales Price*	\$438,434	\$394,900	- 9.9%	\$446,736	\$468,717	+ 4.9%
Percent of List Price Received*	96.8%	97.1%	+ 0.3%	98.0%	97.1%	- 0.9%
Inventory of Homes for Sale	45	37	- 17.8%	--	--	--
Months Supply of Inventory	3.7	3.4	- 8.1%	--	--	--

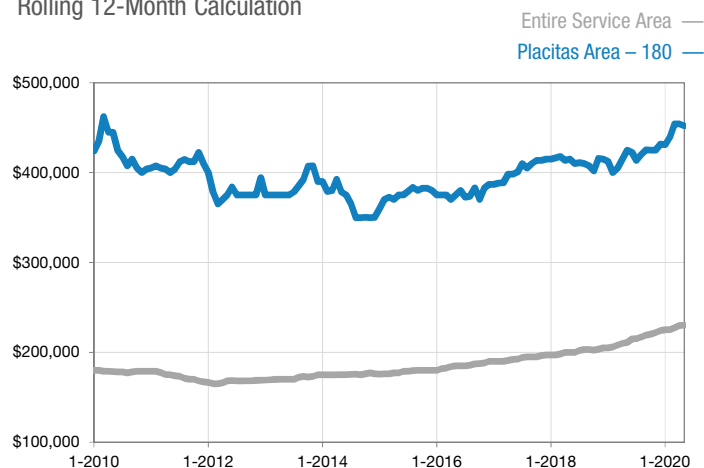
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	May			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 5-2019	Thru 5-2020	Percent Change
New Listings	0	1	--	0	1	--
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	1	--	--	--	--
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.

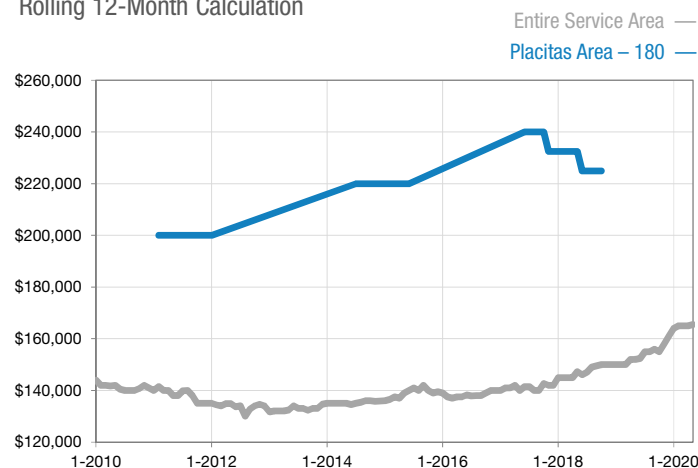
Median Sales Price - Single-Family Detached

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.