

Local Market Update for May 2020

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



Rio Rancho Central – 161

East of Rainbow Blvd, South of Northwest Loop, West of Unser Blvd NE, North of Northern Blvd

Single-Family Detached	May			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 5-2019	Thru 5-2020	Percent Change
New Listings	42	37	- 11.9%	193	190	- 1.6%
Pending Sales	33	41	+ 24.2%	180	181	+ 0.6%
Closed Sales	45	33	- 26.7%	177	163	- 7.9%
Days on Market Until Sale	12	10	- 16.7%	26	20	- 23.1%
Median Sales Price*	\$175,000	\$189,000	+ 8.0%	\$169,000	\$185,000	+ 9.5%
Average Sales Price*	\$174,835	\$184,127	+ 5.3%	\$170,578	\$185,608	+ 8.8%
Percent of List Price Received*	99.7%	100.8%	+ 1.1%	99.3%	99.9%	+ 0.6%
Inventory of Homes for Sale	44	13	- 70.5%	--	--	--
Months Supply of Inventory	1.2	0.4	- 66.7%	--	--	--

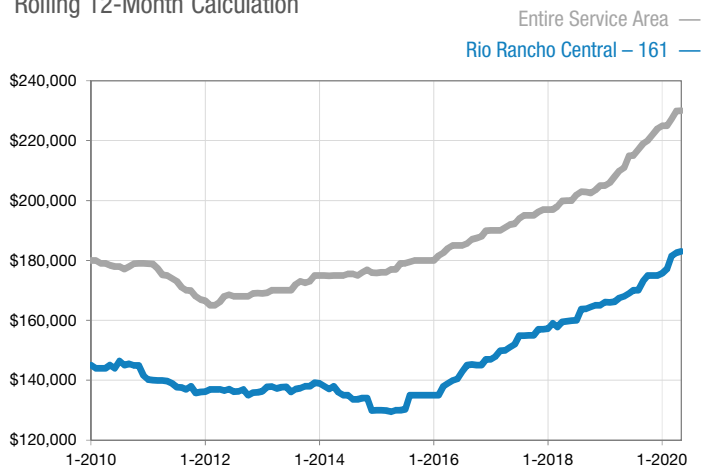
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	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	--	1.0	--	--	--	--

* 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.

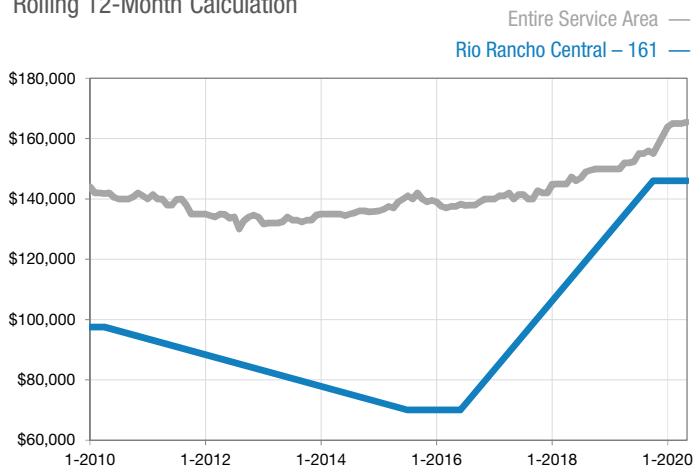
Median Sales Price - Single-Family Detached

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.