

Local Market Update for May 2020

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



Los Chavez – 740

North of I-25 Bypass, South of Miller Rd, East of I-25, West of Rio Grande River

Single-Family Detached	May			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 5-2019	Thru 5-2020	Percent Change
New Listings	9	8	- 11.1%	31	25	- 19.4%
Pending Sales	5	7	+ 40.0%	22	21	- 4.5%
Closed Sales	9	3	- 66.7%	17	15	- 11.8%
Days on Market Until Sale	108	79	- 26.9%	115	105	- 8.7%
Median Sales Price*	\$169,900	\$130,000	- 23.5%	\$199,000	\$178,000	- 10.6%
Average Sales Price*	\$191,767	\$160,867	- 16.1%	\$205,049	\$180,217	- 12.1%
Percent of List Price Received*	102.0%	98.7%	- 3.2%	102.1%	97.7%	- 4.3%
Inventory of Homes for Sale	21	22	+ 4.8%	--	--	--
Months Supply of Inventory	5.6	6.7	+ 19.6%	--	--	--

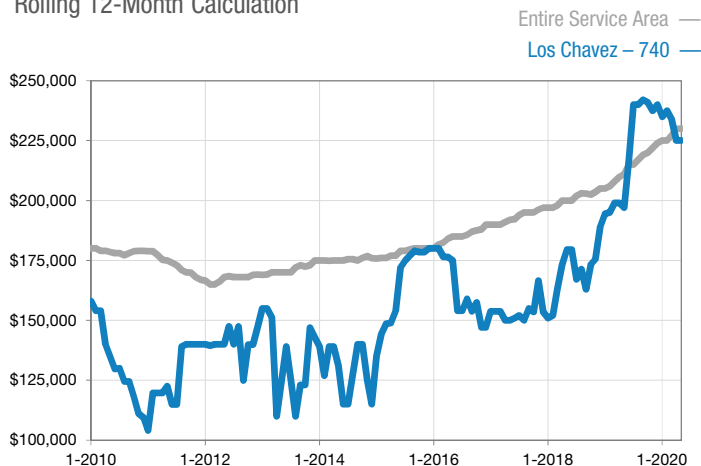
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

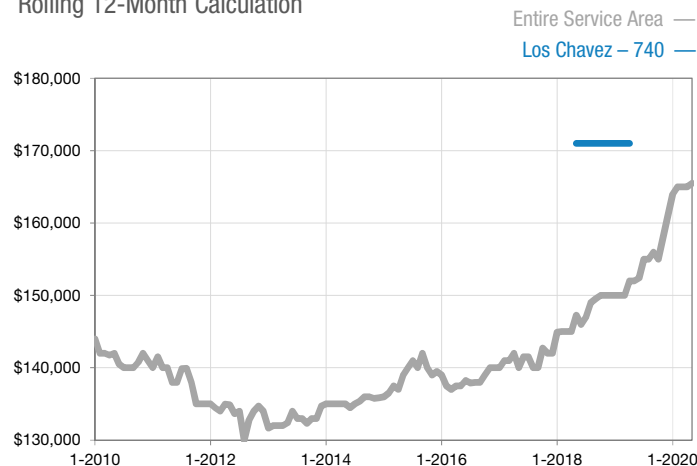
Median Sales Price - Single-Family Detached

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.