

Local Market Update for May 2020

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



Foothills North – 31

East of Tramway Blvd to mountains, South of San Antonio Dr NE, North of Montgomery Blvd NE

Single-Family Detached	May			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 5-2019	Thru 5-2020	Percent Change
New Listings	18	17	- 5.6%	104	71	- 31.7%
Pending Sales	12	19	+ 58.3%	61	57	- 6.6%
Closed Sales	18	6	- 66.7%	57	43	- 24.6%
Days on Market Until Sale	32	62	+ 93.8%	44	68	+ 54.5%
Median Sales Price*	\$531,500	\$412,250	- 22.4%	\$528,000	\$500,000	- 5.3%
Average Sales Price*	\$567,750	\$476,583	- 16.1%	\$609,993	\$567,984	- 6.9%
Percent of List Price Received*	98.2%	97.5%	- 0.7%	98.5%	97.5%	- 1.0%
Inventory of Homes for Sale	43	24	- 44.2%	--	--	--
Months Supply of Inventory	3.9	2.1	- 46.2%	--	--	--

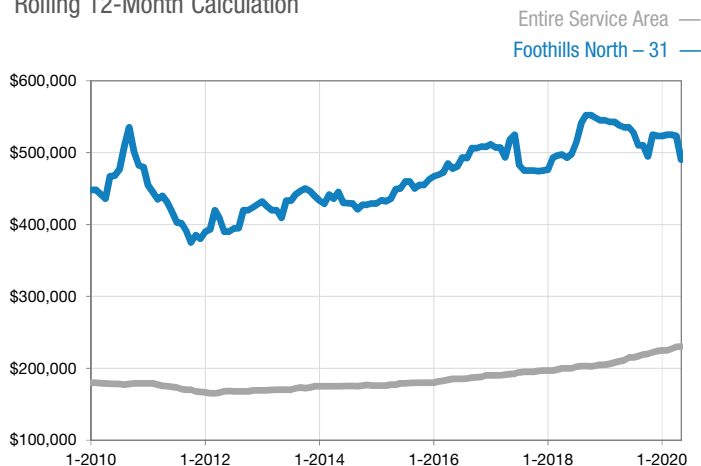
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	May			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 5-2019	Thru 5-2020	Percent Change
New Listings	2	1	- 50.0%	8	6	- 25.0%
Pending Sales	3	1	- 66.7%	6	5	- 16.7%
Closed Sales	2	1	- 50.0%	3	5	+ 66.7%
Days on Market Until Sale	14	26	+ 85.7%	22	42	+ 90.9%
Median Sales Price*	\$270,500	\$134,600	- 50.2%	\$325,000	\$300,000	- 7.7%
Average Sales Price*	\$270,500	\$134,600	- 50.2%	\$288,667	\$283,100	- 1.9%
Percent of List Price Received*	104.2%	90.3%	- 13.3%	101.8%	97.8%	- 3.9%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.6	0.6	0.0%	--	--	--

* 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.

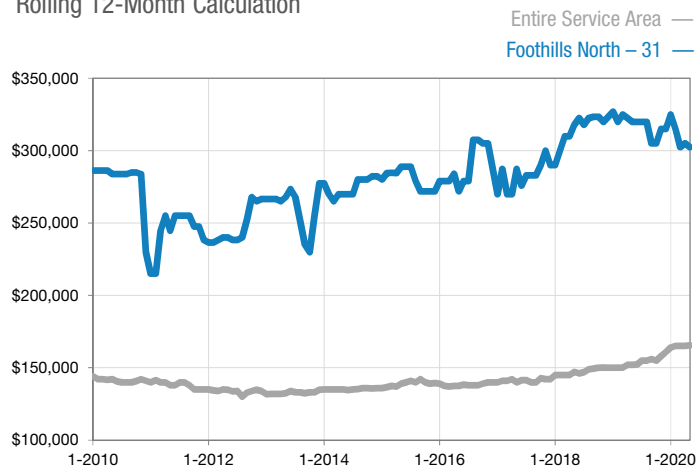
Median Sales Price - Single-Family Detached

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.