

Local Market Update for December 2021

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



87111

| Single-Family Detached | December | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| Key Metrics | 2020 | 2021 | Percent Change | Thru 12-2020 | Thru 12-2021 | Percent Change |
| New Listings | 46 | 29 | - 37.0% | 953 | 849 | - 10.9% |
| Pending Sales | 46 | 43 | - 6.5% | 865 | 818 | - 5.4% |
| Closed Sales | 77 | 61 | - 20.8% | 863 | 832 | - 3.6% |
| Days on Market Until Sale | 16 | 15 | - 6.3% | 26 | 15 | - 42.3% |
| Median Sales Price* | \$325,000 | \$420,000 | + 29.2% | \$322,000 | \$370,000 | + 14.9% |
| Average Sales Price* | \$393,319 | \$461,253 | + 17.3% | \$378,669 | \$434,026 | + 14.6% |
| Percent of List Price Received* | 99.6% | 100.6% | + 1.0% | 98.8% | 100.8% | + 2.0% |
| Inventory of Homes for Sale | 67 | 15 | - 77.6% | -- | -- | -- |
| Months Supply of Inventory | 0.9 | 0.2 | - 77.8% | -- | -- | -- |

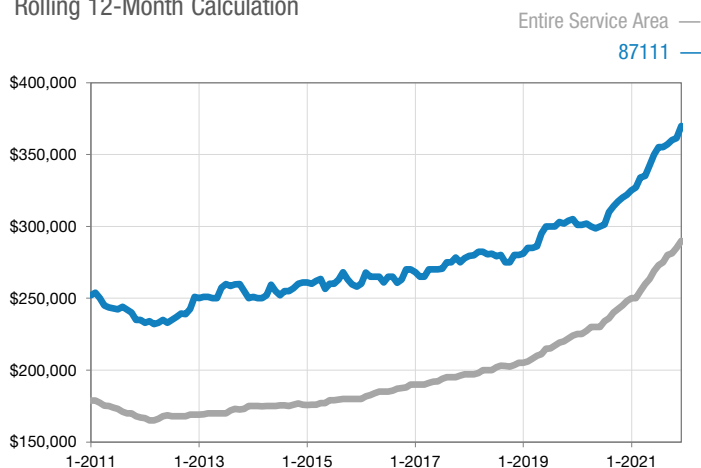
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | December | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| Key Metrics | 2020 | 2021 | Percent Change | Thru 12-2020 | Thru 12-2021 | Percent Change |
| New Listings | 16 | 7 | - 56.3% | 225 | 210 | - 6.7% |
| Pending Sales | 16 | 9 | - 43.8% | 192 | 200 | + 4.2% |
| Closed Sales | 20 | 14 | - 30.0% | 187 | 213 | + 13.9% |
| Days on Market Until Sale | 12 | 3 | - 75.0% | 26 | 11 | - 57.7% |
| Median Sales Price* | \$277,450 | \$241,500 | - 13.0% | \$210,500 | \$245,000 | + 16.4% |
| Average Sales Price* | \$240,007 | \$255,536 | + 6.5% | \$220,066 | \$253,797 | + 15.3% |
| Percent of List Price Received* | 99.9% | 102.7% | + 2.8% | 99.0% | 101.4% | + 2.4% |
| Inventory of Homes for Sale | 12 | 1 | - 91.7% | -- | -- | -- |
| Months Supply of Inventory | 0.8 | 0.1 | - 87.5% | -- | -- | -- |

* 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.

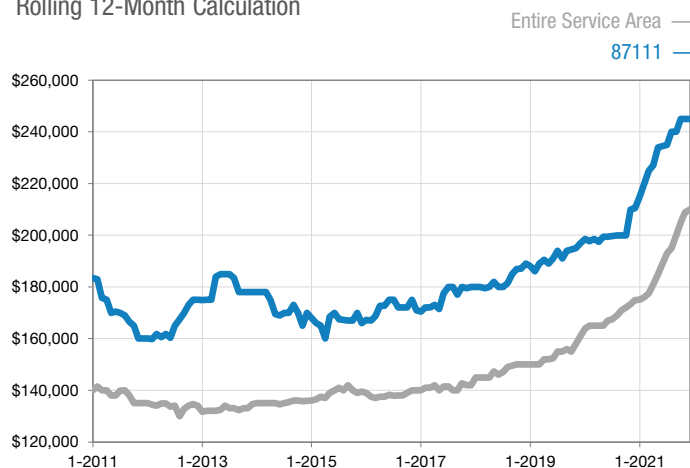
Median Sales Price - Single-Family Detached

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.