

# Local Market Update for December 2021

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	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	4	12	+ 200.0%	64	134	+ 109.4%
Pending Sales	5	7	+ 40.0%	61	101	+ 65.6%
Closed Sales	9	12	+ 33.3%	59	88	+ 49.2%
Days on Market Until Sale	68	14	- 79.4%	81	24	- 70.4%
Median Sales Price*	\$350,000	<b>\$252,400</b>	- 27.9%	\$220,580	<b>\$247,400</b>	+ 12.2%
Average Sales Price*	\$343,595	<b>\$252,492</b>	- 26.5%	\$249,954	<b>\$274,845</b>	+ 10.0%
Percent of List Price Received*	96.9%	<b>99.4%</b>	+ 2.6%	99.0%	<b>98.8%</b>	- 0.2%
Inventory of Homes for Sale	10	22	+ 120.0%	--	--	--
Months Supply of Inventory	2.0	2.6	+ 30.0%	--	--	--

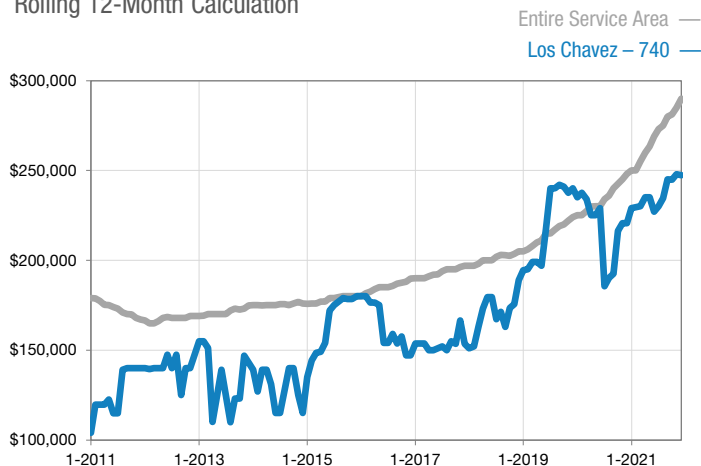
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	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.

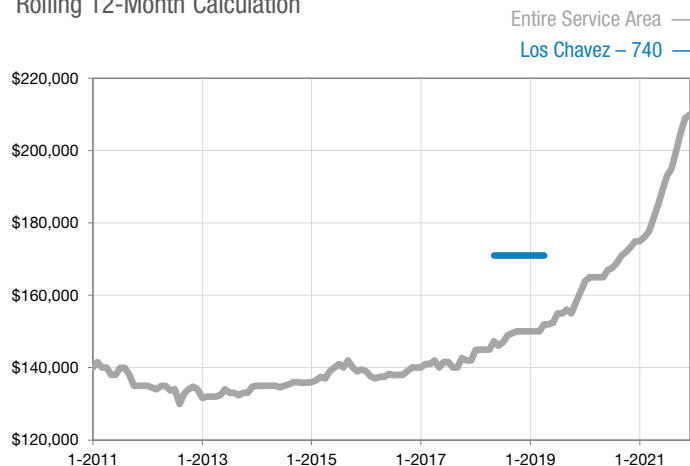
### Median Sales Price - Single-Family Detached

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.