

Local Market Update for December 2021

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



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Single-Family Detached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	19	15	- 21.1%	220	189	- 14.1%
Pending Sales	12	7	- 41.7%	173	165	- 4.6%
Closed Sales	14	17	+ 21.4%	161	173	+ 7.5%
Days on Market Until Sale	20	16	- 20.0%	40	24	- 40.0%
Median Sales Price*	\$131,500	\$255,000	+ 93.9%	\$165,000	\$200,000	+ 21.2%
Average Sales Price*	\$207,950	\$251,741	+ 21.1%	\$187,492	\$229,835	+ 22.6%
Percent of List Price Received*	97.1%	101.0%	+ 4.0%	97.4%	100.3%	+ 3.0%
Inventory of Homes for Sale	22	13	- 40.9%	--	--	--
Months Supply of Inventory	1.5	0.9	- 40.0%	--	--	--

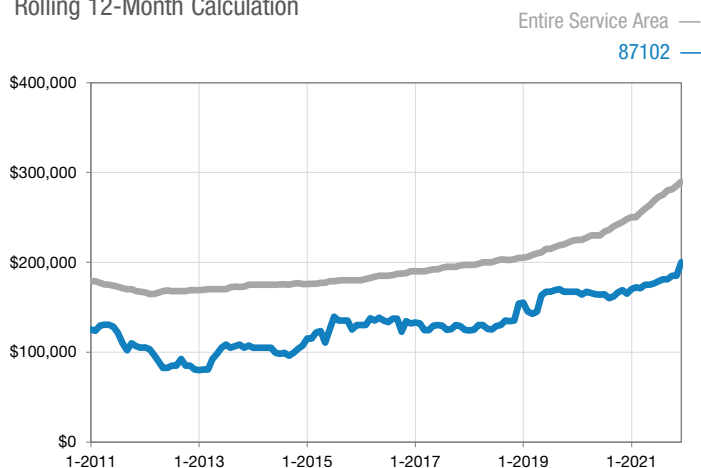
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	7	3	- 57.1%	106	93	- 12.3%
Pending Sales	8	5	- 37.5%	63	91	+ 44.4%
Closed Sales	7	10	+ 42.9%	65	90	+ 38.5%
Days on Market Until Sale	36	16	- 55.6%	42	42	0.0%
Median Sales Price*	\$169,900	\$195,001	+ 14.8%	\$195,000	\$228,500	+ 17.2%
Average Sales Price*	\$188,057	\$215,030	+ 14.3%	\$197,081	\$243,669	+ 23.6%
Percent of List Price Received*	96.5%	101.7%	+ 5.4%	97.7%	98.9%	+ 1.2%
Inventory of Homes for Sale	23	5	- 78.3%	--	--	--
Months Supply of Inventory	4.4	0.7	- 84.1%	--	--	--

* 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.

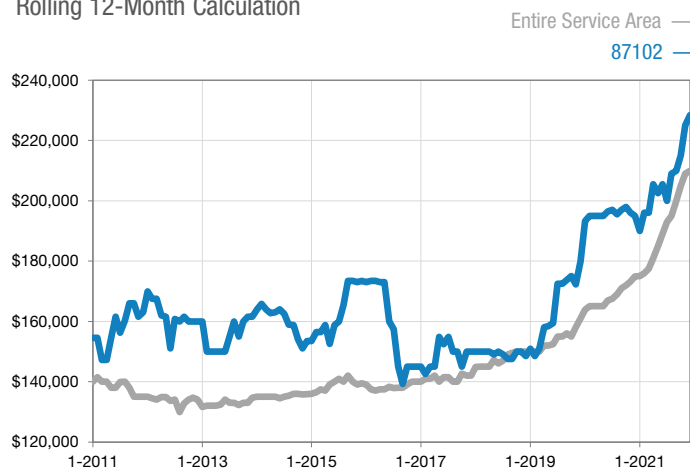
Median Sales Price - Single-Family Detached

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.