

Local Market Update for December 2021

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



Southwest Heights – 92

East of Cancito Reservation, South of Central Ave, West of Coors Blvd SW, North of Dennis Chavez Blvd

Single-Family Detached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	54	60	+ 11.1%	950	869	- 8.5%
Pending Sales	55	57	+ 3.6%	899	819	- 8.9%
Closed Sales	88	70	- 20.5%	885	821	- 7.2%
Days on Market Until Sale	9	16	+ 77.8%	17	8	- 52.9%
Median Sales Price*	\$197,500	\$230,000	+ 16.5%	\$182,000	\$217,000	+ 19.2%
Average Sales Price*	\$201,728	\$228,489	+ 13.3%	\$184,875	\$217,798	+ 17.8%
Percent of List Price Received*	100.5%	101.5%	+ 1.0%	100.2%	102.0%	+ 1.8%
Inventory of Homes for Sale	43	18	- 58.1%	--	--	--
Months Supply of Inventory	0.6	0.3	- 50.0%	--	--	--

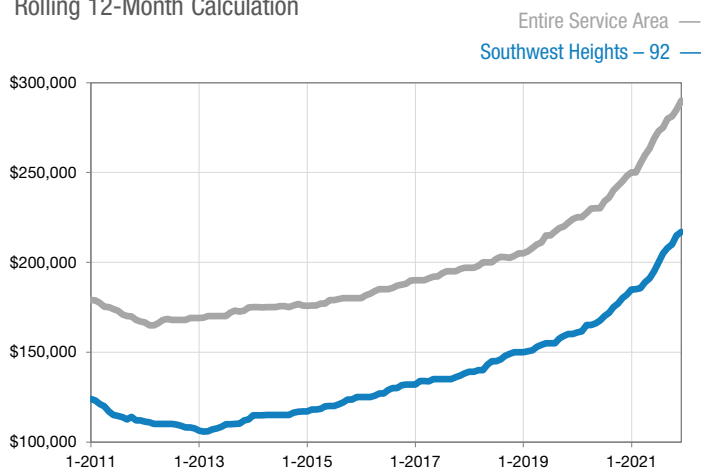
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	1	2	+ 100.0%	28	16	- 42.9%
Pending Sales	1	2	+ 100.0%	29	13	- 55.2%
Closed Sales	3	0	- 100.0%	29	15	- 48.3%
Days on Market Until Sale	14	--	--	42	6	- 85.7%
Median Sales Price*	\$175,000	--	--	\$140,000	\$150,000	+ 7.1%
Average Sales Price*	\$165,633	--	--	\$139,107	\$165,895	+ 19.3%
Percent of List Price Received*	100.2%	--	--	100.5%	100.6%	+ 0.1%
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.

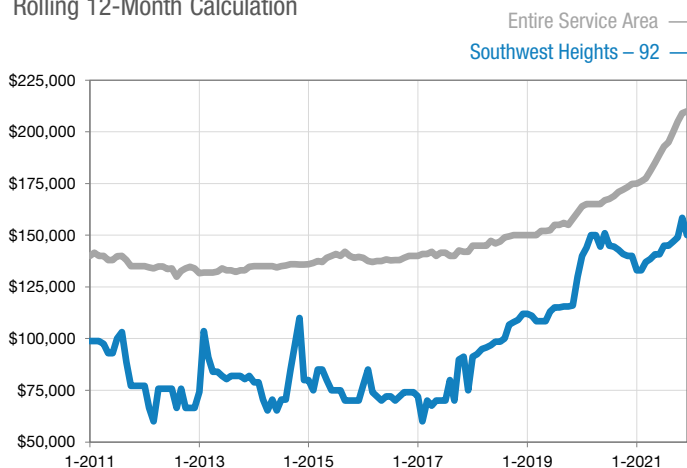
Median Sales Price - Single-Family Detached

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.