

Local Market Update for December 2021

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



Sandia Heights – 10

North & South ZA: A23, B23, C23, D23 (East of Tennyson St NE, South of Sandoval County)

Single-Family Detached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	4	6	+ 50.0%	115	125	+ 8.7%
Pending Sales	5	5	0.0%	108	114	+ 5.6%
Closed Sales	13	7	- 46.2%	106	119	+ 12.3%
Days on Market Until Sale	35	45	+ 28.6%	41	25	- 39.0%
Median Sales Price*	\$598,264	\$773,368	+ 29.3%	\$542,500	\$635,000	+ 17.1%
Average Sales Price*	\$623,564	\$726,638	+ 16.5%	\$538,570	\$650,282	+ 20.7%
Percent of List Price Received*	98.9%	98.1%	- 0.8%	98.0%	101.0%	+ 3.1%
Inventory of Homes for Sale	9	5	- 44.4%	--	--	--
Months Supply of Inventory	1.0	0.5	- 50.0%	--	--	--

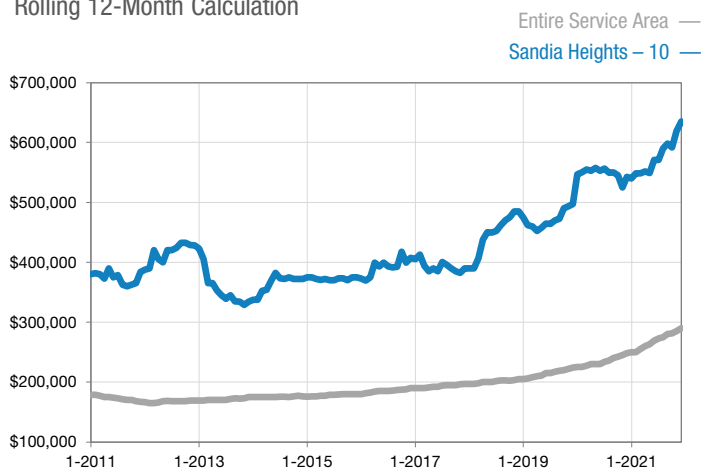
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	2	0	- 100.0%	13	9	- 30.8%
Pending Sales	3	0	- 100.0%	10	10	0.0%
Closed Sales	0	1	--	7	14	+ 100.0%
Days on Market Until Sale	--	33	--	21	23	+ 9.5%
Median Sales Price*	--	\$286,600	--	\$265,900	\$267,000	+ 0.4%
Average Sales Price*	--	\$286,600	--	\$277,914	\$290,429	+ 4.5%
Percent of List Price Received*	--	102.4%	--	99.8%	99.7%	- 0.1%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.4	--	--	--	--	--

* 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.

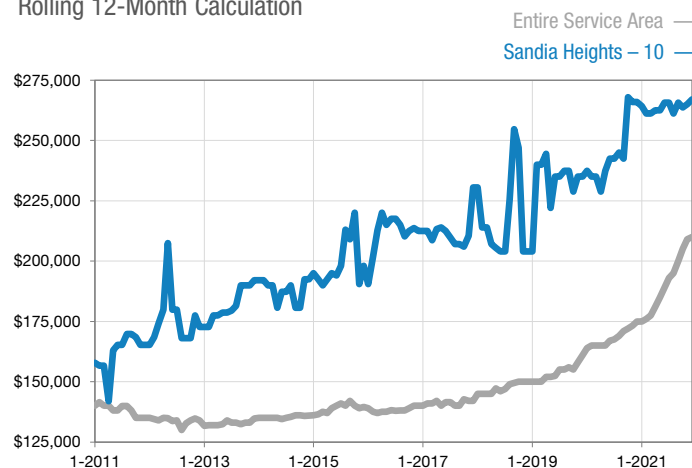
Median Sales Price - Single-Family Detached

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.