

Local Market Update for December 2021

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



Fairgrounds – 70

East of San Mateo Blvd NE, South of I-40, West of Wyoming Blvd NE, North of Central Ave

Single-Family Detached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	7	13	+ 85.7%	179	179	0.0%
Pending Sales	4	12	+ 200.0%	171	161	- 5.8%
Closed Sales	12	11	- 8.3%	177	151	- 14.7%
Days on Market Until Sale	23	13	- 43.5%	30	16	- 46.7%
Median Sales Price*	\$186,250	\$250,000	+ 34.2%	\$180,000	\$224,000	+ 24.4%
Average Sales Price*	\$201,167	\$266,455	+ 32.5%	\$188,122	\$228,235	+ 21.3%
Percent of List Price Received*	99.6%	101.9%	+ 2.3%	98.8%	100.6%	+ 1.8%
Inventory of Homes for Sale	10	7	- 30.0%	--	--	--
Months Supply of Inventory	0.7	0.5	- 28.6%	--	--	--

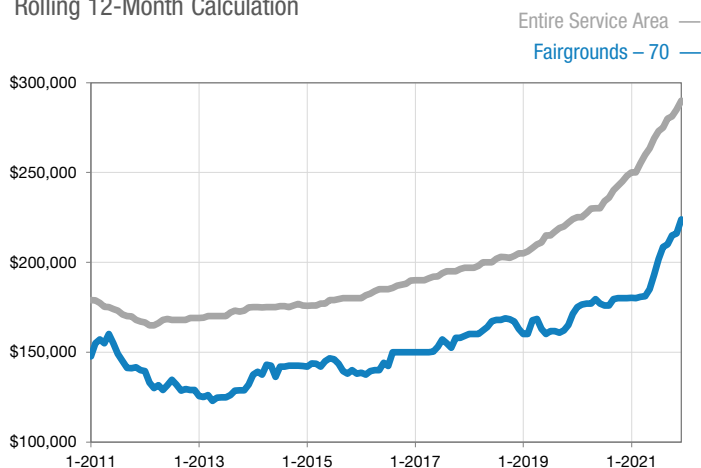
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	1	1	0.0%	8	15	+ 87.5%
Pending Sales	0	1	--	8	13	+ 62.5%
Closed Sales	2	2	0.0%	8	13	+ 62.5%
Days on Market Until Sale	7	4	- 42.9%	32	10	- 68.8%
Median Sales Price*	\$194,500	\$179,793	- 7.6%	\$160,450	\$135,000	- 15.9%
Average Sales Price*	\$194,500	\$179,793	- 7.6%	\$146,363	\$162,307	+ 10.9%
Percent of List Price Received*	100.0%	108.7%	+ 8.7%	97.7%	101.4%	+ 3.8%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	--	--	--	--	--

* 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.

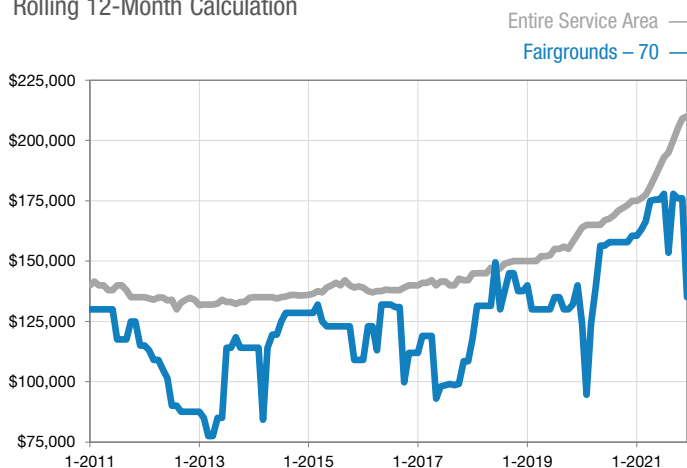
Median Sales Price - Single-Family Detached

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.