

Local Market Update for December 2021

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



87122

Single-Family Detached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	18	15	- 16.7%	471	440	- 6.6%
Pending Sales	22	14	- 36.4%	390	385	- 1.3%
Closed Sales	39	29	- 25.6%	374	404	+ 8.0%
Days on Market Until Sale	35	44	+ 25.7%	42	24	- 42.9%
Median Sales Price*	\$594,000	\$738,127	+ 24.3%	\$550,000	\$643,500	+ 17.0%
Average Sales Price*	\$631,316	\$751,994	+ 19.1%	\$589,010	\$696,493	+ 18.2%
Percent of List Price Received*	98.9%	98.8%	- 0.1%	98.0%	99.9%	+ 1.9%
Inventory of Homes for Sale	36	16	- 55.6%	--	--	--
Months Supply of Inventory	1.1	0.5	- 54.5%	--	--	--

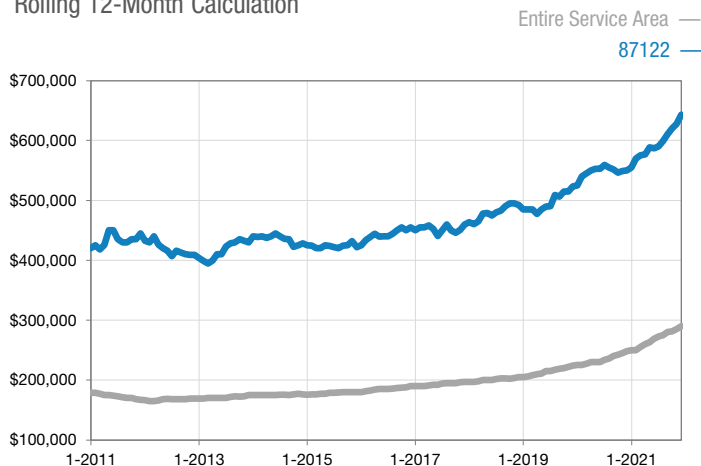
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	2	1	- 50.0%	16	17	+ 6.3%
Pending Sales	3	1	- 66.7%	13	16	+ 23.1%
Closed Sales	2	1	- 50.0%	10	19	+ 90.0%
Days on Market Until Sale	52	33	- 36.5%	26	18	- 30.8%
Median Sales Price*	\$255,000	\$286,600	+ 12.4%	\$267,950	\$286,600	+ 7.0%
Average Sales Price*	\$255,000	\$286,600	+ 12.4%	\$280,790	\$306,316	+ 9.1%
Percent of List Price Received*	96.9%	102.4%	+ 5.7%	99.0%	99.8%	+ 0.8%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.2	--	--	--	--	--

* 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.

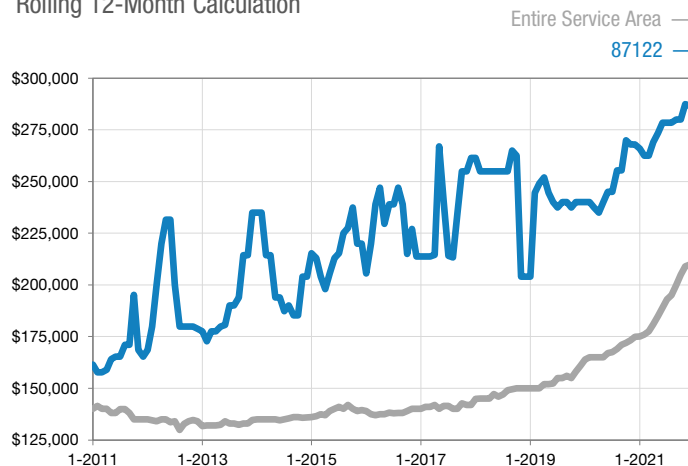
Median Sales Price - Single-Family Detached

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.