

Local Market Update for December 2021

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



87112

Single-Family Detached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	41	39	- 4.9%	760	668	- 12.1%
Pending Sales	44	41	- 6.8%	694	642	- 7.5%
Closed Sales	42	47	+ 11.9%	680	645	- 5.1%
Days on Market Until Sale	13	12	- 7.7%	20	12	- 40.0%
Median Sales Price*	\$232,000	\$266,500	+ 14.9%	\$218,000	\$250,000	+ 14.7%
Average Sales Price*	\$246,831	\$298,489	+ 20.9%	\$237,018	\$270,645	+ 14.2%
Percent of List Price Received*	98.9%	100.9%	+ 2.0%	99.5%	100.9%	+ 1.4%
Inventory of Homes for Sale	58	16	- 72.4%	--	--	--
Months Supply of Inventory	1.0	0.3	- 70.0%	--	--	--

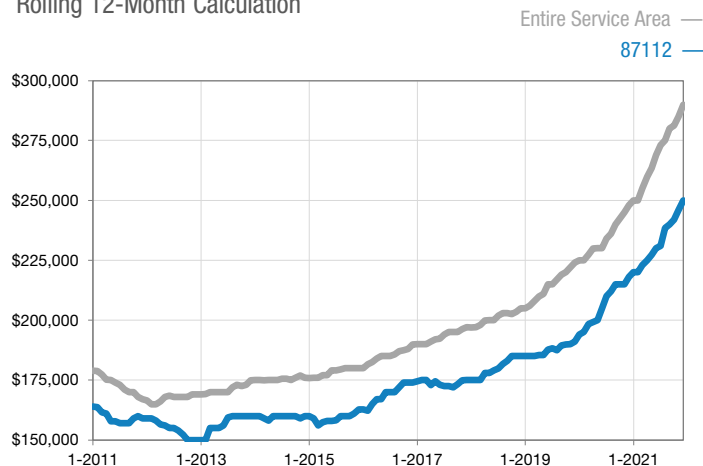
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	110	92	- 16.4%
Pending Sales	7	3	- 57.1%	105	93	- 11.4%
Closed Sales	9	5	- 44.4%	101	97	- 4.0%
Days on Market Until Sale	16	5	- 68.8%	24	15	- 37.5%
Median Sales Price*	\$210,000	\$222,000	+ 5.7%	\$175,000	\$215,000	+ 22.9%
Average Sales Price*	\$212,500	\$199,100	- 6.3%	\$176,675	\$206,388	+ 16.8%
Percent of List Price Received*	99.7%	101.0%	+ 1.3%	98.9%	100.7%	+ 1.8%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	0.6	--	--	--	--	--

* 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.

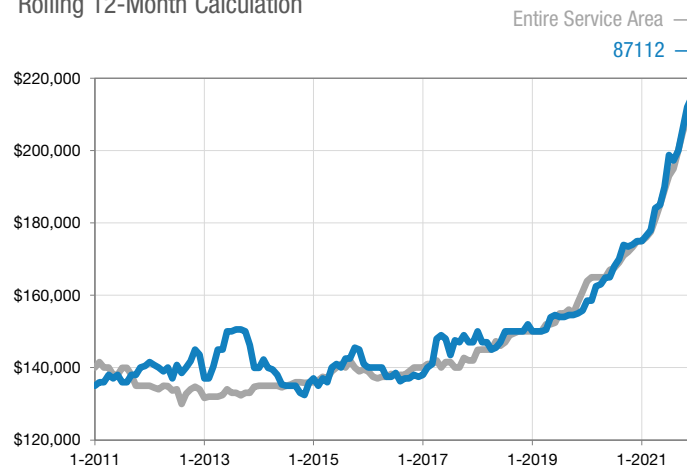
Median Sales Price - Single-Family Detached

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.