

Local Market Update for December 2021

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



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Single-Family Detached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	18	14	- 22.2%	382	305	- 20.2%
Pending Sales	28	16	- 42.9%	295	290	- 1.7%
Closed Sales	24	22	- 8.3%	282	305	+ 8.2%
Days on Market Until Sale	21	52	+ 147.6%	35	23	- 34.3%
Median Sales Price*	\$302,000	\$382,500	+ 26.7%	\$298,170	\$315,000	+ 5.6%
Average Sales Price*	\$321,376	\$402,877	+ 25.4%	\$307,019	\$334,128	+ 8.8%
Percent of List Price Received*	99.0%	99.7%	+ 0.7%	98.1%	100.4%	+ 2.3%
Inventory of Homes for Sale	27	11	- 59.3%	--	--	--
Months Supply of Inventory	1.1	0.5	- 54.5%	--	--	--

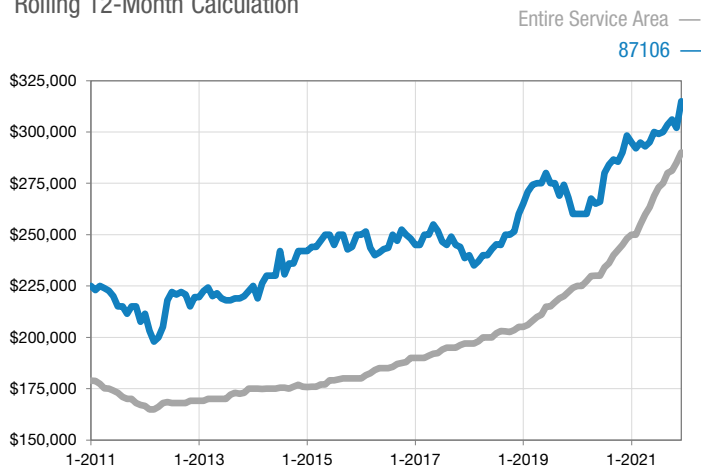
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	4	5	+ 25.0%	49	65	+ 32.7%
Pending Sales	1	4	+ 300.0%	40	52	+ 30.0%
Closed Sales	4	3	- 25.0%	41	50	+ 22.0%
Days on Market Until Sale	12	44	+ 266.7%	45	24	- 46.7%
Median Sales Price*	\$96,000	\$235,000	+ 144.8%	\$156,000	\$255,000	+ 63.5%
Average Sales Price*	\$104,875	\$242,333	+ 131.1%	\$155,217	\$232,816	+ 50.0%
Percent of List Price Received*	94.7%	100.8%	+ 6.4%	99.1%	98.1%	- 1.0%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	1.5	0.9	- 40.0%	--	--	--

* 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.

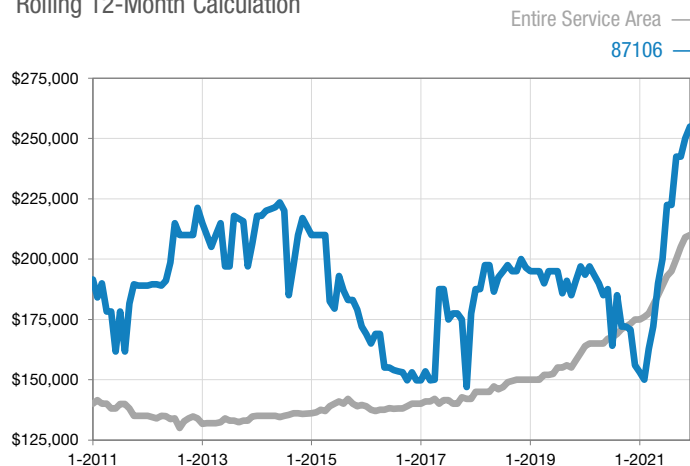
Median Sales Price - Single-Family Detached

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.