

Local Market Update for December 2021

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



Bernalillo / Algodones – 170

East of Rio Rancho Blvd, South of Rio Grande River, West of I-25, North of Sandia Reservation

Single-Family Detached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	4	5	+ 25.0%	128	108	- 15.6%
Pending Sales	6	8	+ 33.3%	108	107	- 0.9%
Closed Sales	7	7	0.0%	106	101	- 4.7%
Days on Market Until Sale	6	6	0.0%	44	28	- 36.4%
Median Sales Price*	\$330,000	\$381,000	+ 15.5%	\$285,000	\$355,000	+ 24.6%
Average Sales Price*	\$487,153	\$371,557	- 23.7%	\$305,663	\$388,927	+ 27.2%
Percent of List Price Received*	99.3%	101.1%	+ 1.8%	98.5%	100.4%	+ 1.9%
Inventory of Homes for Sale	18	6	- 66.7%	--	--	--
Months Supply of Inventory	2.0	0.7	- 65.0%	--	--	--

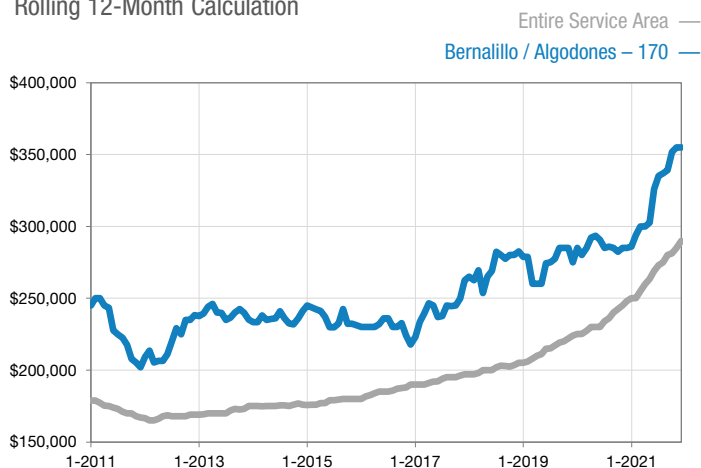
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	0	0	0.0%	8	2	- 75.0%
Pending Sales	0	0	0.0%	8	2	- 75.0%
Closed Sales	3	0	- 100.0%	8	2	- 75.0%
Days on Market Until Sale	2	--	--	5	4	- 20.0%
Median Sales Price*	\$116,500	--	--	\$107,000	\$135,000	+ 26.2%
Average Sales Price*	\$112,167	--	--	\$103,488	\$135,000	+ 30.4%
Percent of List Price Received*	100.3%	--	--	100.8%	102.7%	+ 1.9%
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.

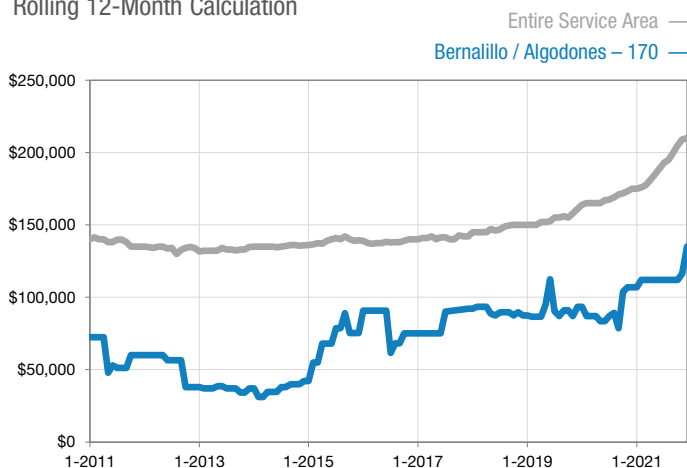
Median Sales Price - Single-Family Detached

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.