

Local Market Update for December 2021

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



87109

Single-Family Detached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	31	21	- 32.3%	457	396	- 13.3%
Pending Sales	25	28	+ 12.0%	413	370	- 10.4%
Closed Sales	34	15	- 55.9%	408	362	- 11.3%
Days on Market Until Sale	14	4	- 71.4%	19	12	- 36.8%
Median Sales Price*	\$296,850	\$342,500	+ 15.4%	\$282,000	\$330,000	+ 17.0%
Average Sales Price*	\$324,409	\$359,333	+ 10.8%	\$302,969	\$348,636	+ 15.1%
Percent of List Price Received*	99.7%	103.7%	+ 4.0%	99.3%	100.8%	+ 1.5%
Inventory of Homes for Sale	25	6	- 76.0%	--	--	--
Months Supply of Inventory	0.7	0.2	- 71.4%	--	--	--

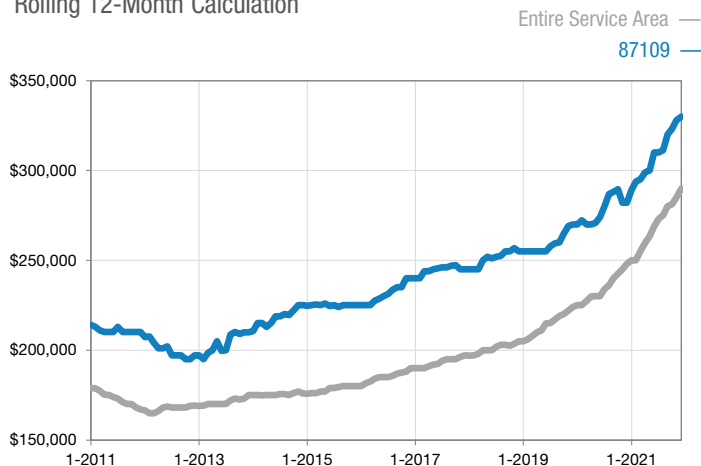
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
New Listings	11	6	- 45.5%	192	189	- 1.6%
Pending Sales	13	10	- 23.1%	181	169	- 6.6%
Closed Sales	10	8	- 20.0%	180	168	- 6.7%
Days on Market Until Sale	12	16	+ 33.3%	20	9	- 55.0%
Median Sales Price*	\$157,250	\$126,500	- 19.6%	\$170,000	\$204,500	+ 20.3%
Average Sales Price*	\$165,550	\$161,925	- 2.2%	\$174,370	\$198,228	+ 13.7%
Percent of List Price Received*	97.7%	98.9%	+ 1.2%	98.7%	100.4%	+ 1.7%
Inventory of Homes for Sale	6	8	+ 33.3%	--	--	--
Months Supply of Inventory	0.4	0.6	+ 50.0%	--	--	--

* 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.

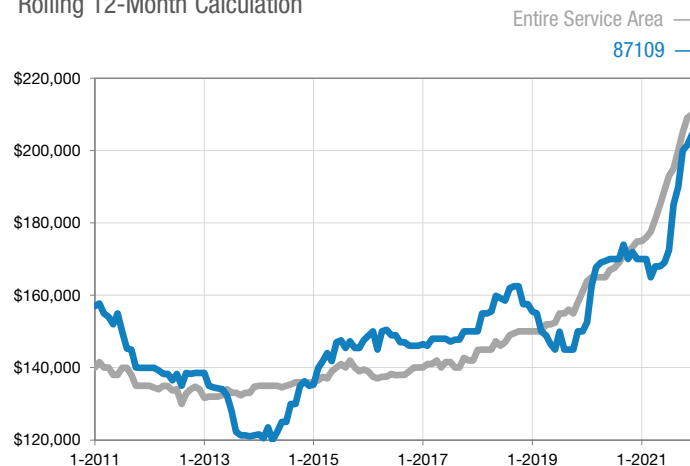
Median Sales Price - Single-Family Detached

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.