

Local Market Update for January 2022

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



Paradise East – 121

East of Unser Blvd NW, South of Sandoval County Line, West of 528 / Coors Blvd NW, North of Paseo del Norte Blvd NE

| Single-Family Detached | January | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2021 | 2022 | Percent Change | Thru 1-2021 | Thru 1-2022 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 35 | 23 | - 34.3% | 35 | 23 | - 34.3% |
| Pending Sales | 34 | 23 | - 32.4% | 34 | 23 | - 32.4% |
| Closed Sales | 29 | 26 | - 10.3% | 29 | 26 | - 10.3% |
| Days on Market Until Sale | 22 | 9 | - 59.1% | 22 | 9 | - 59.1% |
| Median Sales Price* | \$270,000 | \$317,500 | + 17.6% | \$270,000 | \$317,500 | + 17.6% |
| Average Sales Price* | \$292,572 | \$332,116 | + 13.5% | \$292,572 | \$332,116 | + 13.5% |
| Percent of List Price Received* | 99.2% | 101.4% | + 2.2% | 99.2% | 101.4% | + 2.2% |
| Inventory of Homes for Sale | 24 | 9 | - 62.5% | -- | -- | -- |
| Months Supply of Inventory | 0.6 | 0.3 | - 50.0% | -- | -- | -- |

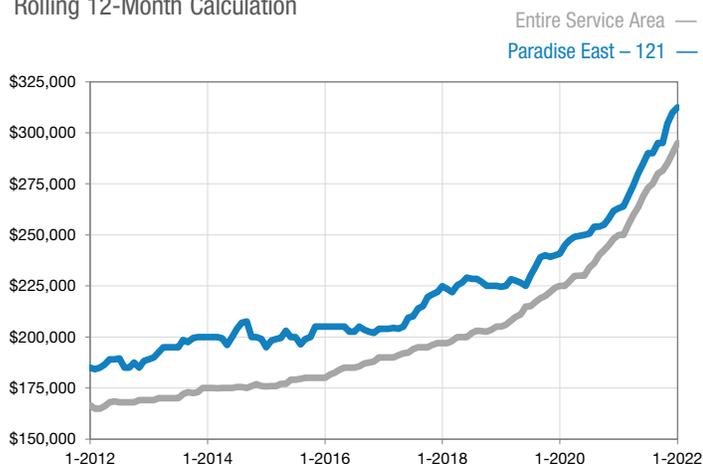
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | January | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2021 | 2022 | Percent Change | Thru 1-2021 | Thru 1-2022 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 5 | 4 | - 20.0% | 5 | 4 | - 20.0% |
| Pending Sales | 6 | 4 | - 33.3% | 6 | 4 | - 33.3% |
| Closed Sales | 2 | 5 | + 150.0% | 2 | 5 | + 150.0% |
| Days on Market Until Sale | 3 | 3 | 0.0% | 3 | 3 | 0.0% |
| Median Sales Price* | \$142,450 | \$175,000 | + 22.9% | \$142,450 | \$175,000 | + 22.9% |
| Average Sales Price* | \$142,450 | \$170,200 | + 19.5% | \$142,450 | \$170,200 | + 19.5% |
| Percent of List Price Received* | 100.0% | 104.8% | + 4.8% | 100.0% | 104.8% | + 4.8% |
| Inventory of Homes for Sale | 3 | 0 | - 100.0% | -- | -- | -- |
| Months Supply of Inventory | 0.8 | -- | -- | -- | -- | -- |

* 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.

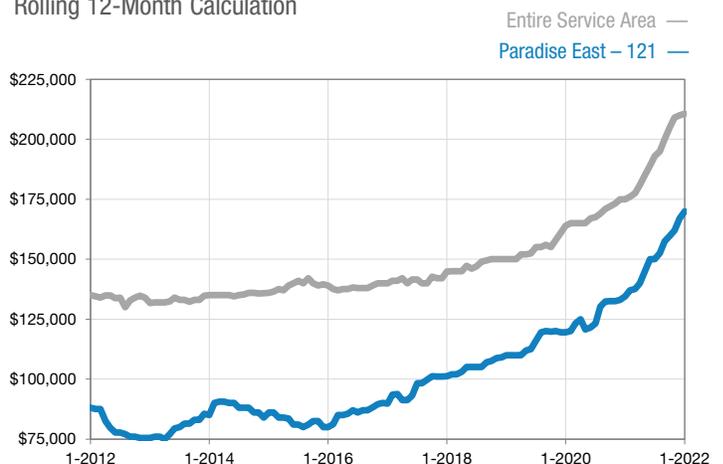
Median Sales Price - Single-Family Detached

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.