

Local Market Update for January 2022

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



Paradise West – 120

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

Single-Family Detached	January			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 1-2021	Thru 1-2022	Percent Change
New Listings	53	37	- 30.2%	53	37	- 30.2%
Pending Sales	53	44	- 17.0%	53	44	- 17.0%
Closed Sales	61	38	- 37.7%	61	38	- 37.7%
Days on Market Until Sale	12	9	- 25.0%	12	9	- 25.0%
Median Sales Price*	\$245,000	\$311,163	+ 27.0%	\$245,000	\$311,163	+ 27.0%
Average Sales Price*	\$247,862	\$308,951	+ 24.6%	\$247,862	\$308,951	+ 24.6%
Percent of List Price Received*	100.1%	101.5%	+ 1.4%	100.1%	101.5%	+ 1.4%
Inventory of Homes for Sale	22	7	- 68.2%	--	--	--
Months Supply of Inventory	0.4	0.1	- 75.0%	--	--	--

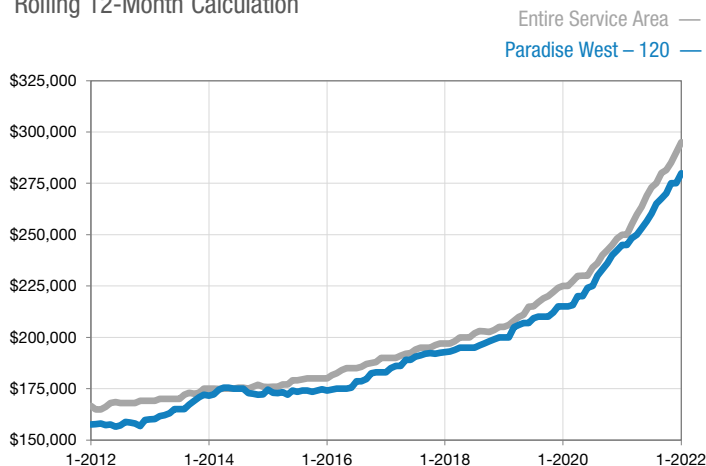
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	January			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 1-2021	Thru 1-2022	Percent Change
New Listings	1	1	0.0%	1	1	0.0%
Pending Sales	1	1	0.0%	1	1	0.0%
Closed Sales	0	1	--	0	1	--
Days on Market Until Sale	--	2	--	--	2	--
Median Sales Price*	--	\$250,000	--	--	\$250,000	--
Average Sales Price*	--	\$250,000	--	--	\$250,000	--
Percent of List Price Received*	--	106.4%	--	--	106.4%	--
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.

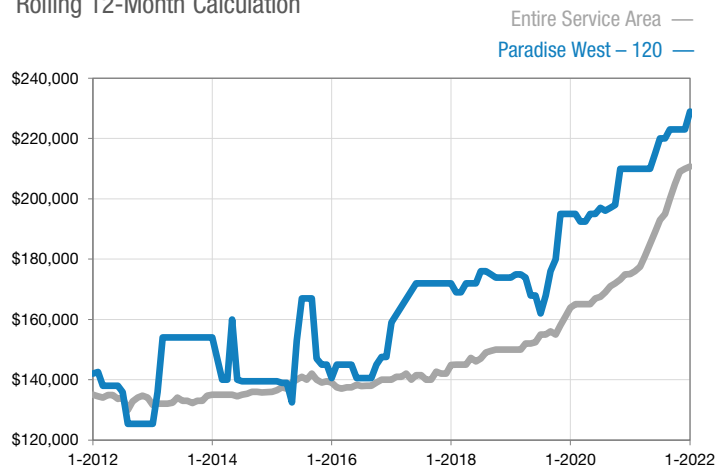
Median Sales Price - Single-Family Detached

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.