

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		
Key Metrics	2021	2022	Percent Change	Thru 1-2021	Thru 1-2022	Percent Change
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%	--	--	--

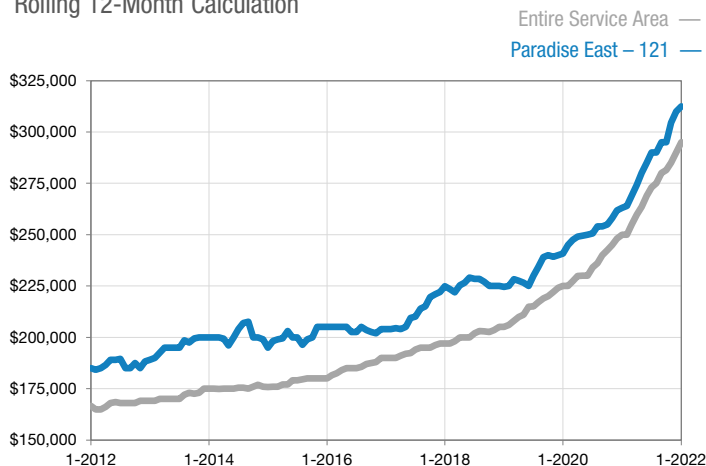
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	January			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 1-2021	Thru 1-2022	Percent Change
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.

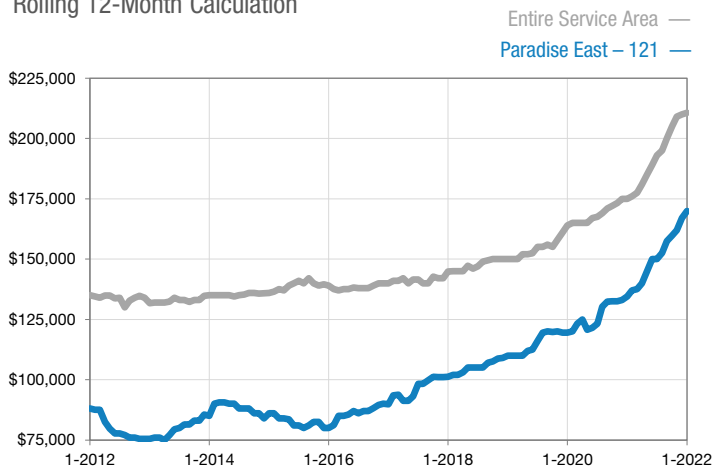
Median Sales Price - Single-Family Detached

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.