

Local Market Update for February 2022

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



Fairgrounds – 70

East of San Mateo Blvd NE, South of I-40, West of Wyoming Blvd NE, North of Central Ave

Single-Family Detached	February			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	17	13	- 23.5%	25	27	+ 8.0%
Pending Sales	13	18	+ 38.5%	21	31	+ 47.6%
Closed Sales	6	16	+ 166.7%	10	27	+ 170.0%
Days on Market Until Sale	20	22	+ 10.0%	20	17	- 15.0%
Median Sales Price*	\$172,750	\$242,000	+ 40.1%	\$186,000	\$250,000	+ 34.4%
Average Sales Price*	\$169,717	\$251,781	+ 48.4%	\$199,730	\$254,946	+ 27.6%
Percent of List Price Received*	96.5%	101.3%	+ 5.0%	99.2%	101.9%	+ 2.7%
Inventory of Homes for Sale	12	3	- 75.0%	--	--	--
Months Supply of Inventory	0.9	0.2	- 77.8%	--	--	--

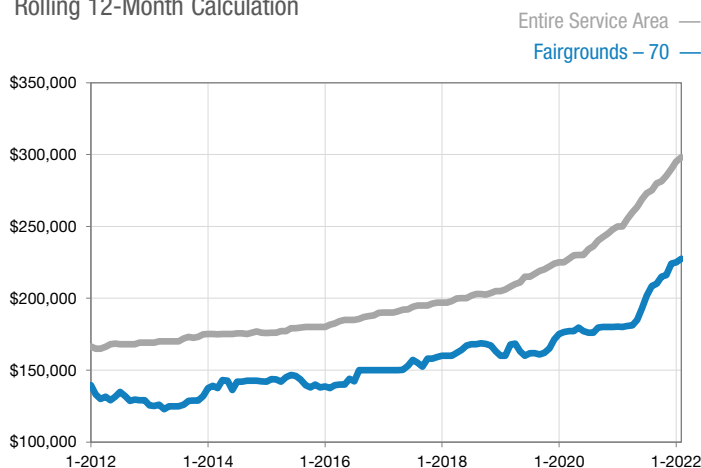
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	2	1	- 50.0%	2	1	- 50.0%
Pending Sales	1	0	- 100.0%	2	0	- 100.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	--	0.5	--	--	--	--

* 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.

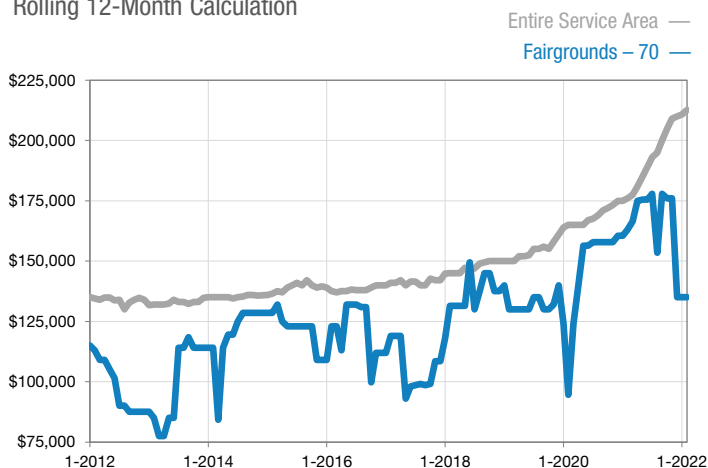
Median Sales Price - Single-Family Detached

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.