

Local Market Update for February 2022

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



Corrales – 130

Sandoval County

| Single-Family Detached | February | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| Key Metrics | 2021 | 2022 | Percent Change | Thru 2-2021 | Thru 2-2022 | Percent Change |
| New Listings | 11 | 9 | - 18.2% | 21 | 23 | + 9.5% |
| Pending Sales | 10 | 11 | + 10.0% | 21 | 21 | 0.0% |
| Closed Sales | 8 | 12 | + 50.0% | 19 | 21 | + 10.5% |
| Days on Market Until Sale | 29 | 24 | - 17.2% | 21 | 44 | + 109.5% |
| Median Sales Price* | \$625,000 | \$714,500 | + 14.3% | \$580,000 | \$670,000 | + 15.5% |
| Average Sales Price* | \$611,750 | \$837,742 | + 36.9% | \$614,089 | \$759,948 | + 23.8% |
| Percent of List Price Received* | 99.5% | 101.6% | + 2.1% | 99.1% | 99.3% | + 0.2% |
| Inventory of Homes for Sale | 18 | 12 | - 33.3% | -- | -- | -- |
| Months Supply of Inventory | 1.5 | 0.9 | - 40.0% | -- | -- | -- |

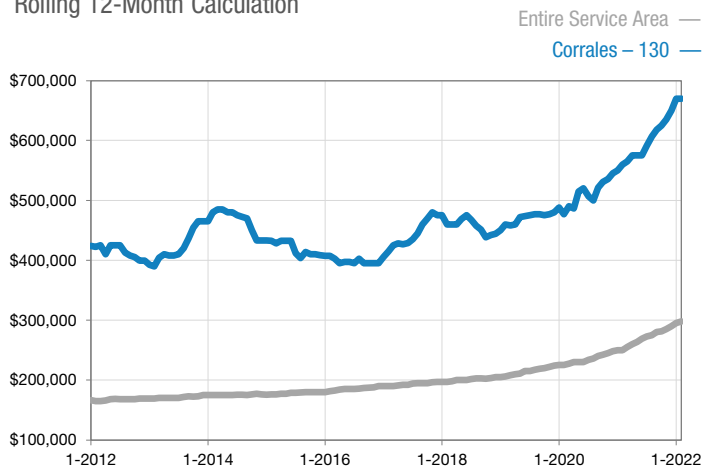
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | February | | | Year to Date | | |
|---------------------------------|----------|------|----------------|--------------|-------------|----------------|
| Key Metrics | 2021 | 2022 | Percent Change | Thru 2-2021 | Thru 2-2022 | Percent Change |
| New Listings | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Pending Sales | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Closed Sales | 0 | 0 | 0.0% | 2 | 0 | - 100.0% |
| Days on Market Until Sale | -- | -- | -- | 2 | -- | -- |
| Median Sales Price* | -- | -- | -- | \$285,000 | -- | -- |
| Average Sales Price* | -- | -- | -- | \$285,000 | -- | -- |
| Percent of List Price Received* | -- | -- | -- | 96.5% | -- | -- |
| 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.

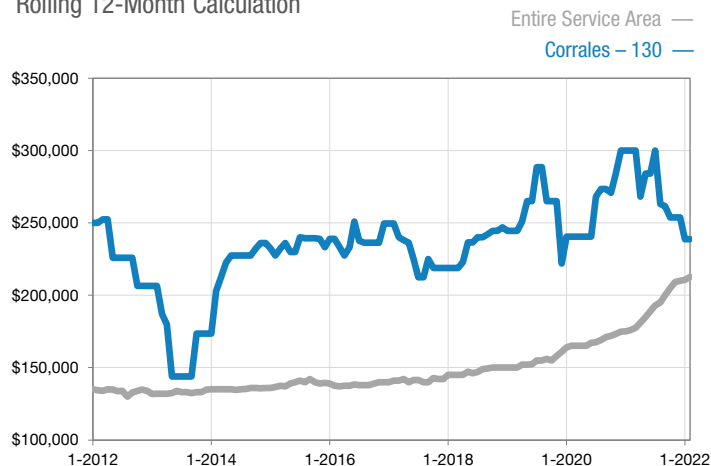
Median Sales Price - Single-Family Detached

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.