

Local Market Update for February 2022

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



87031

| Single-Family Detached | February | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-------------|----------------|
| Key Metrics | 2021 | 2022 | Percent Change | Thru 2-2021 | Thru 2-2022 | Percent Change |
| New Listings | 47 | 64 | + 36.2% | 94 | 110 | + 17.0% |
| Pending Sales | 55 | 61 | + 10.9% | 96 | 99 | + 3.1% |
| Closed Sales | 45 | 31 | - 31.1% | 74 | 69 | - 6.8% |
| Days on Market Until Sale | 35 | 33 | - 5.7% | 34 | 28 | - 17.6% |
| Median Sales Price* | \$240,819 | \$275,000 | + 14.2% | \$240,360 | \$285,000 | + 18.6% |
| Average Sales Price* | \$270,806 | \$304,674 | + 12.5% | \$268,438 | \$310,036 | + 15.5% |
| Percent of List Price Received* | 100.0% | 100.2% | + 0.2% | 99.8% | 99.8% | 0.0% |
| Inventory of Homes for Sale | 49 | 60 | + 22.4% | -- | -- | -- |
| Months Supply of Inventory | 1.0 | 1.2 | + 20.0% | -- | -- | -- |

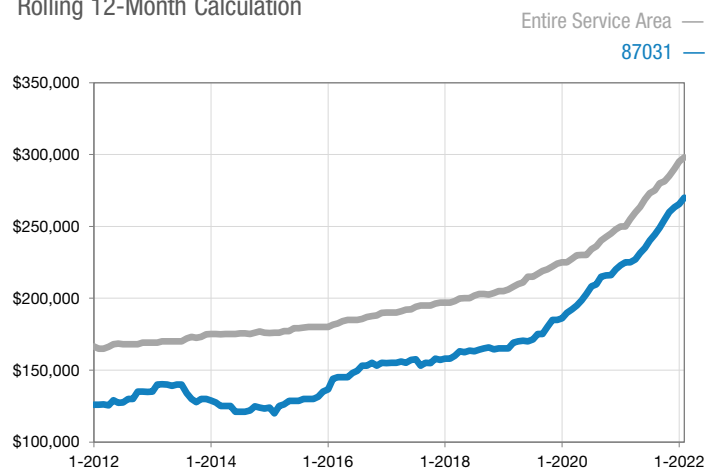
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | February | | | Year to Date | | |
|---------------------------------|----------|-----------|----------------|--------------|-------------|----------------|
| Key Metrics | 2021 | 2022 | Percent Change | Thru 2-2021 | Thru 2-2022 | Percent Change |
| New Listings | 1 | 0 | - 100.0% | 5 | 0 | - 100.0% |
| Pending Sales | 3 | 0 | - 100.0% | 5 | 1 | - 80.0% |
| Closed Sales | 0 | 1 | -- | 2 | 1 | - 50.0% |
| Days on Market Until Sale | -- | 3 | -- | 6 | 3 | - 50.0% |
| Median Sales Price* | -- | \$180,000 | -- | \$139,250 | \$180,000 | + 29.3% |
| Average Sales Price* | -- | \$180,000 | -- | \$139,250 | \$180,000 | + 29.3% |
| Percent of List Price Received* | -- | 102.9% | -- | 99.1% | 102.9% | + 3.8% |
| 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.

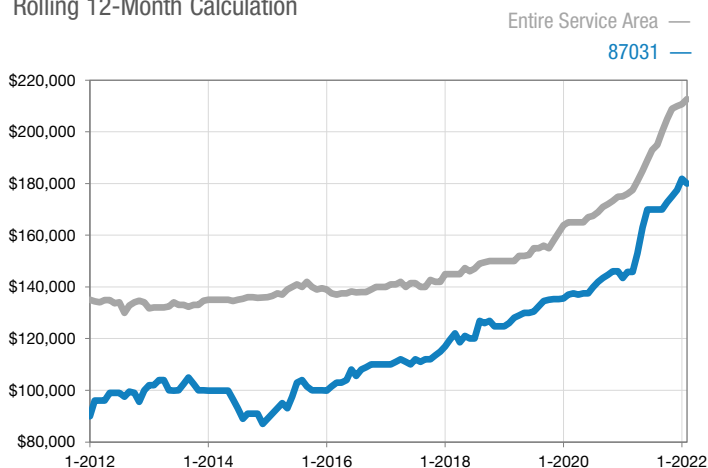
Median Sales Price - Single-Family Detached

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.