

# Local Market Update for February 2022

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



## 87105

Single-Family Detached	February			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	46	35	- 23.9%	83	81	- 2.4%
Pending Sales	37	43	+ 16.2%	74	73	- 1.4%
Closed Sales	30	27	- 10.0%	65	56	- 13.8%
Days on Market Until Sale	21	21	0.0%	22	19	- 13.6%
Median Sales Price*	\$217,500	\$230,000	+ 5.7%	\$185,000	\$231,000	+ 24.9%
Average Sales Price*	\$269,027	\$248,008	- 7.8%	\$227,000	\$246,590	+ 8.6%
Percent of List Price Received*	100.7%	100.0%	- 0.7%	99.4%	99.7%	+ 0.3%
Inventory of Homes for Sale	45	26	- 42.2%	--	--	--
Months Supply of Inventory	1.3	0.8	- 38.5%	--	--	--

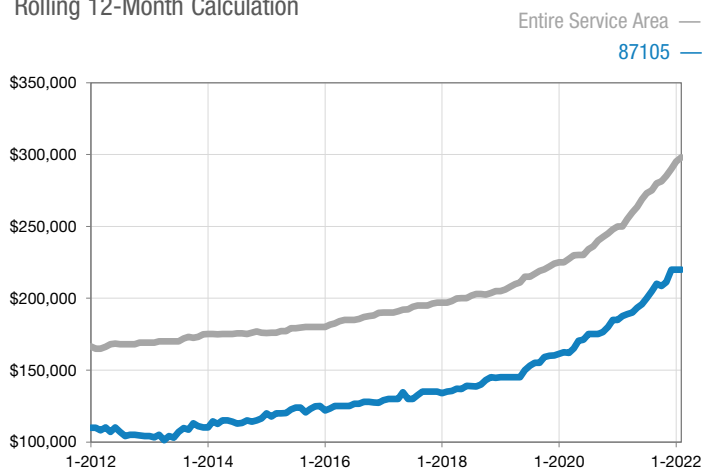
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	6	2	- 66.7%	6	2	- 66.7%
Pending Sales	3	2	- 33.3%	4	2	- 50.0%
Closed Sales	1	0	- 100.0%	2	1	- 50.0%
Days on Market Until Sale	5	--	--	3	7	+ 133.3%
Median Sales Price*	\$270,000	--	--	\$275,334	\$180,000	- 34.6%
Average Sales Price*	\$270,000	--	--	\$275,334	\$180,000	- 34.6%
Percent of List Price Received*	100.0%	--	--	98.6%	102.9%	+ 4.4%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.5	--	--	--	--	--

\* 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.

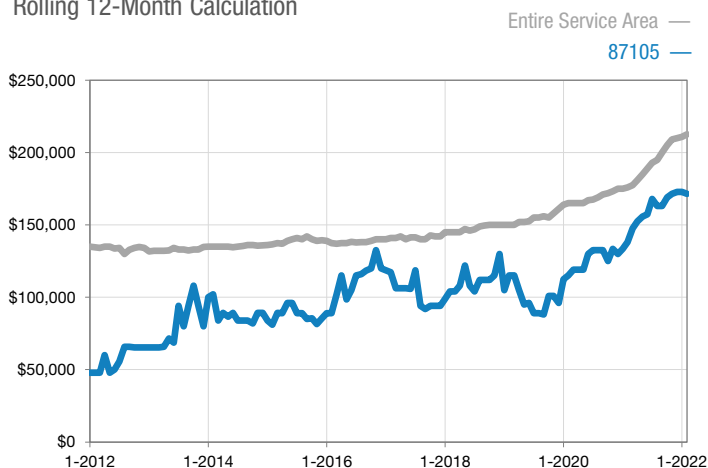
### Median Sales Price - Single-Family Detached

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.