

Local Market Update for February 2022

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



Los Lunas – 700

South of Bernalillo County Line, East of I-25, West of Rio Grande River, North of Miller Rd

Single-Family Detached

	February			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	30	23	- 23.3%	44	43	- 2.3%
Pending Sales	26	25	- 3.8%	41	36	- 12.2%
Closed Sales	18	12	- 33.3%	29	26	- 10.3%
Days on Market Until Sale	67	17	- 74.6%	59	19	- 67.8%
Median Sales Price*	\$263,523	\$242,500	- 8.0%	\$267,045	\$290,200	+ 8.7%
Average Sales Price*	\$271,131	\$260,742	- 3.8%	\$271,432	\$302,876	+ 11.6%
Percent of List Price Received*	99.1%	100.3%	+ 1.2%	99.3%	99.8%	+ 0.5%
Inventory of Homes for Sale	26	27	+ 3.8%	--	--	--
Months Supply of Inventory	1.3	1.4	+ 7.7%	--	--	--

* 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.

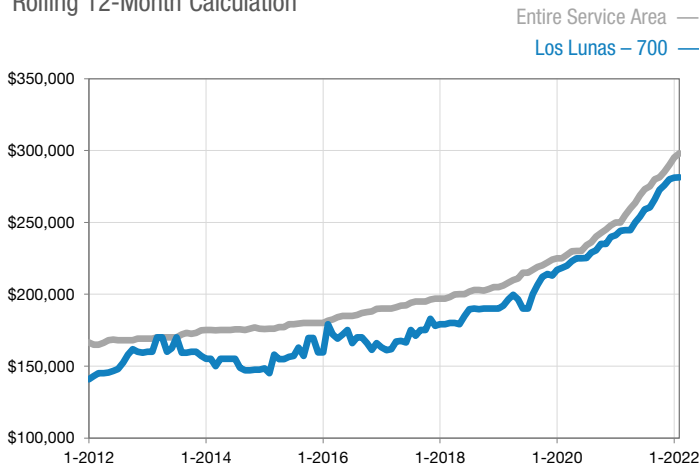
Single-Family Attached

	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.

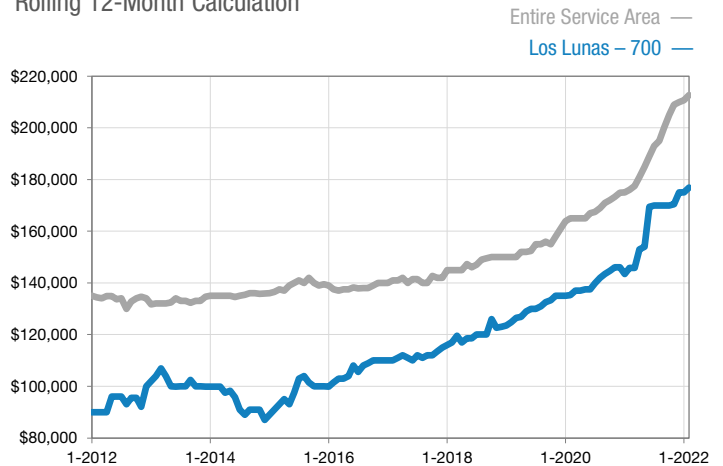
Median Sales Price - Single-Family Detached

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.