

Local Market Update for February 2022

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



Far Northeast Heights – 30

East of Wyoming Blvd NE, South of Paseo del Norte Blvd NE / San Antonio Dr NE, West of Tramway Blvd, North of Montgomery Blvd NE

Single-Family Detached	February			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	33	34	+ 3.0%	73	61	- 16.4%
Pending Sales	31	36	+ 16.1%	71	59	- 16.9%
Closed Sales	34	23	- 32.4%	58	58	0.0%
Days on Market Until Sale	23	16	- 30.4%	20	15	- 25.0%
Median Sales Price*	\$350,000	\$379,000	+ 8.3%	\$352,500	\$373,500	+ 6.0%
Average Sales Price*	\$398,365	\$425,409	+ 6.8%	\$397,910	\$422,332	+ 6.1%
Percent of List Price Received*	99.1%	102.5%	+ 3.4%	99.1%	102.0%	+ 2.9%
Inventory of Homes for Sale	25	11	- 56.0%	--	--	--
Months Supply of Inventory	0.5	0.2	- 60.0%	--	--	--

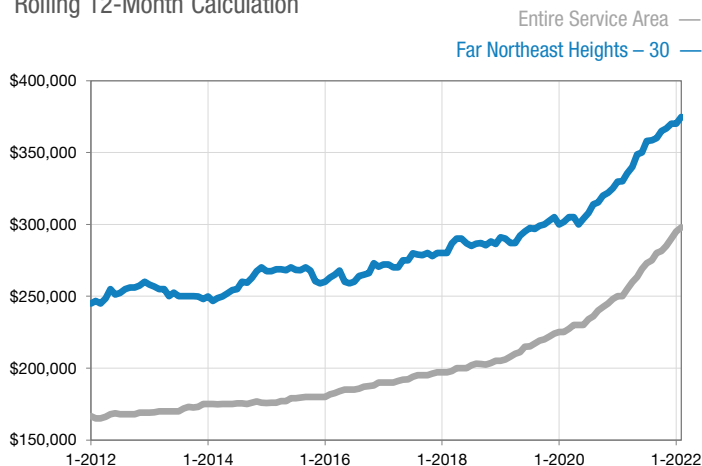
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	5	12	+ 140.0%	16	18	+ 12.5%
Pending Sales	6	11	+ 83.3%	16	16	0.0%
Closed Sales	5	2	- 60.0%	19	10	- 47.4%
Days on Market Until Sale	23	1	- 95.7%	14	5	- 64.3%
Median Sales Price*	\$271,000	\$295,000	+ 8.9%	\$273,000	\$270,000	- 1.1%
Average Sales Price*	\$254,800	\$295,000	+ 15.8%	\$257,561	\$273,100	+ 6.0%
Percent of List Price Received*	98.8%	100.2%	+ 1.4%	99.9%	99.9%	0.0%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	0.4	0.2	- 50.0%	--	--	--

* 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.

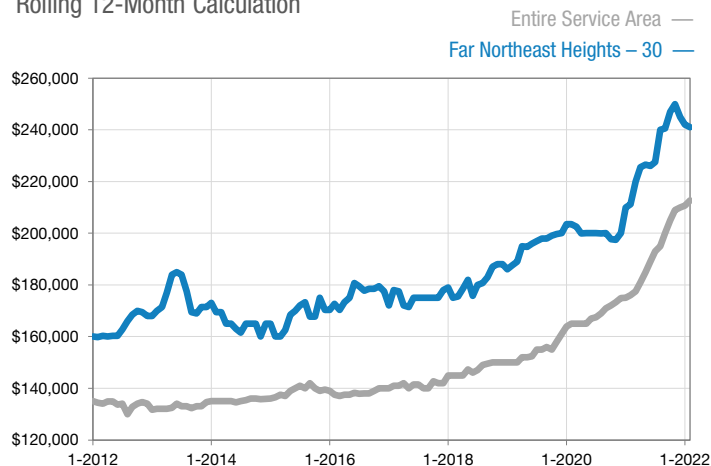
Median Sales Price - Single-Family Detached

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.