Local Market Update for March 2022

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

gaar

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Single-Family Detached

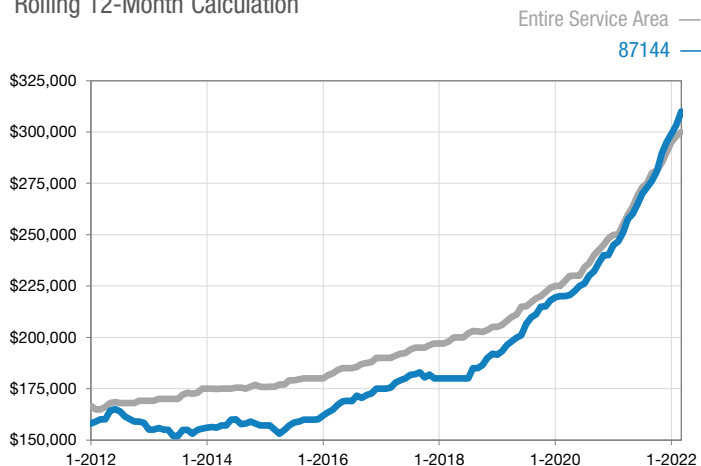| Key Metrics	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
New Listings	143	**104**	- 27.3%	432	**300**	- 30.6%
Pending Sales	137	**102**	- 25.5%	416	**280**	- 32.7%
Closed Sales	154	**110**	- 28.6%	345	**287**	- 16.8%
Days on Market Until Sale	20	**16**	- 20.0%	26	**18**	- 30.8%
Median Sales Price*	$279,500	**$343,000**	+ 22.7%	$269,000	**$350,000**	+ 30.1%
Average Sales Price*	$295,867	**$356,724**	+ 20.6%	$292,058	**$366,063**	+ 25.3%
Percent of List Price Received*	100.7%	**102.5%**	+ 1.8%	100.3%	**101.4%**	+ 1.1%
Inventory of Homes for Sale	93	**69**	- 25.8%	--	**--**	--
Months Supply of Inventory	0.7	**0.6**	- 14.3%	--	**--**	--

* 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

Key Metrics	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
New Listings	1	**0**	- 100.0%	2	**0**	- 100.0%
Pending Sales	0	**0**	0.0%	1	**0**	- 100.0%
Closed Sales	4	**0**	- 100.0%	9	**0**	- 100.0%
Days on Market Until Sale	13	**--**	--	12	**--**	--
Median Sales Price*	$210,180	**--**	--	$209,340	**--**	--
Average Sales Price*	$210,756	**--**	--	$200,966	**--**	--
Percent of List Price Received*	100.9%	**--**	--	100.8%	**--**	--
Inventory of Homes for Sale	1	**0**	- 100.0%	--	**--**	--
Months Supply of Inventory	0.4	**--**	--	--	**--**	--

* 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.
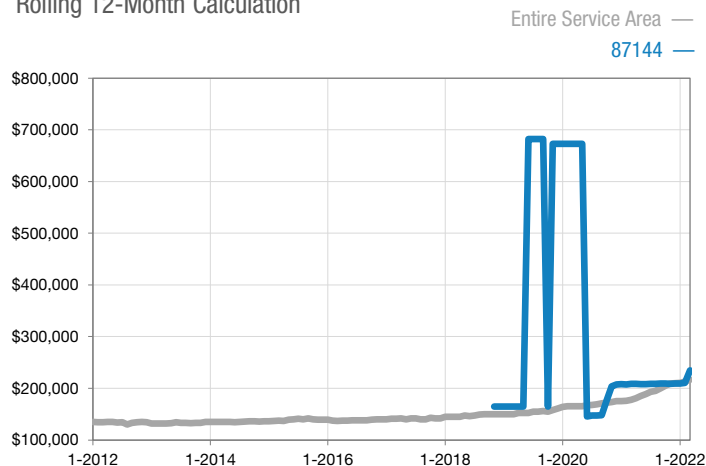
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
87144 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
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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.