

Local Market Update for March 2022

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



Near South Valley – 90

East of Coors Blvd SW, South of Central Ave / Cesar Chavez, West of I-25, North of Rio Bravo Blvd SW

Single-Family Detached	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	16	31	+ 93.8%	63	68	+ 7.9%
Pending Sales	15	31	+ 106.7%	47	64	+ 36.2%
Closed Sales	15	26	+ 73.3%	51	54	+ 5.9%
Days on Market Until Sale	25	20	- 20.0%	23	18	- 21.7%
Median Sales Price*	\$175,000	\$173,500	- 0.9%	\$170,000	\$195,000	+ 14.7%
Average Sales Price*	\$177,367	\$204,362	+ 15.2%	\$178,220	\$211,135	+ 18.5%
Percent of List Price Received*	98.3%	100.0%	+ 1.7%	99.1%	99.6%	+ 0.5%
Inventory of Homes for Sale	24	13	- 45.8%	--	--	--
Months Supply of Inventory	1.4	0.7	- 50.0%	--	--	--

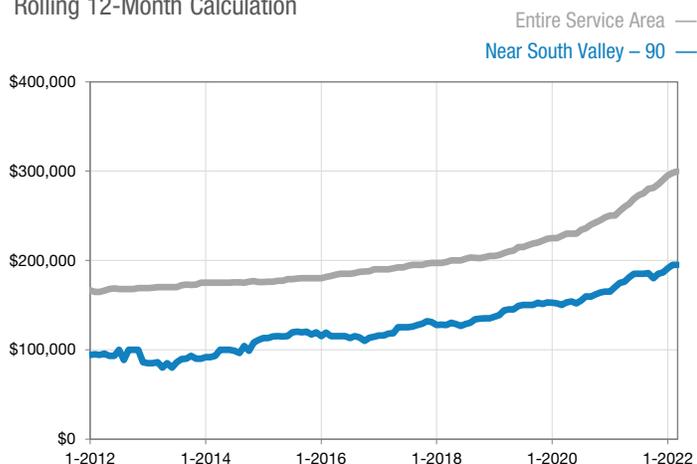
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	0	5	--	4	5	+ 25.0%
Pending Sales	0	4	--	3	4	+ 33.3%
Closed Sales	2	1	- 50.0%	2	1	- 50.0%
Days on Market Until Sale	2	0	- 100.0%	2	0	- 100.0%
Median Sales Price*	\$132,000	\$175,000	+ 32.6%	\$132,000	\$175,000	+ 32.6%
Average Sales Price*	\$132,000	\$175,000	+ 32.6%	\$132,000	\$175,000	+ 32.6%
Percent of List Price Received*	98.9%	94.6%	- 4.3%	98.9%	94.6%	- 4.3%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	--	0.6	--	--	--	--

* 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.

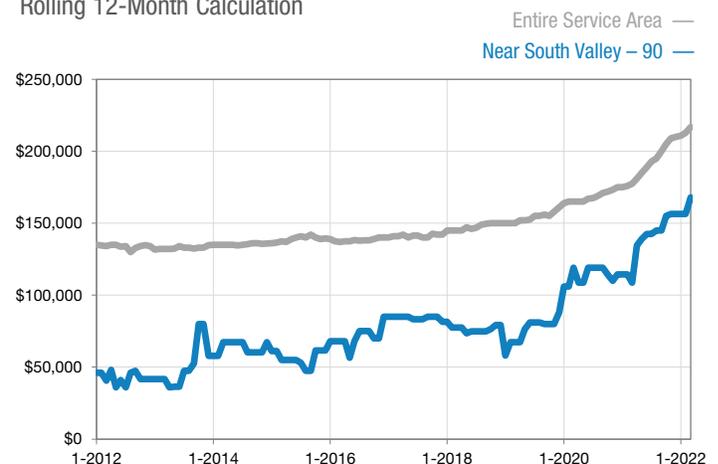
Median Sales Price - Single-Family Detached

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.