

# Local Market Update for March 2022

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



## 87111

Single-Family Detached	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
<b>Key Metrics</b>						
New Listings	84	<b>73</b>	- 13.1%	202	<b>169</b>	- 16.3%
Pending Sales	79	<b>69</b>	- 12.7%	203	<b>162</b>	- 20.2%
Closed Sales	70	<b>54</b>	- 22.9%	175	<b>137</b>	- 21.7%
Days on Market Until Sale	21	<b>6</b>	- 71.4%	22	<b>14</b>	- 36.4%
Median Sales Price*	\$355,000	<b>\$417,500</b>	+ 17.6%	\$350,000	<b>\$401,000</b>	+ 14.6%
Average Sales Price*	\$397,437	<b>\$470,288</b>	+ 18.3%	\$403,415	<b>\$472,286</b>	+ 17.1%
Percent of List Price Received*	101.7%	<b>103.4%</b>	+ 1.7%	100.4%	<b>102.2%</b>	+ 1.8%
Inventory of Homes for Sale	40	<b>18</b>	- 55.0%	--	--	--
Months Supply of Inventory	0.5	<b>0.3</b>	- 40.0%	--	--	--

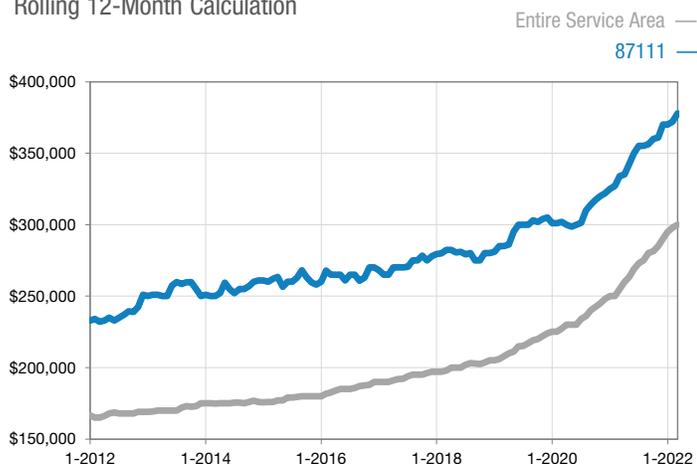
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
<b>Key Metrics</b>						
New Listings	16	<b>11</b>	- 31.3%	42	<b>35</b>	- 16.7%
Pending Sales	17	<b>13</b>	- 23.5%	41	<b>36</b>	- 12.2%
Closed Sales	16	<b>12</b>	- 25.0%	43	<b>28</b>	- 34.9%
Days on Market Until Sale	26	<b>3</b>	- 88.5%	19	<b>5</b>	- 73.7%
Median Sales Price*	\$258,000	<b>\$257,550</b>	- 0.2%	\$247,000	<b>\$270,000</b>	+ 9.3%
Average Sales Price*	\$286,617	<b>\$287,775</b>	+ 0.4%	\$250,931	<b>\$285,279</b>	+ 13.7%
Percent of List Price Received*	101.7%	<b>105.9%</b>	+ 4.1%	101.0%	<b>103.3%</b>	+ 2.3%
Inventory of Homes for Sale	8	<b>1</b>	- 87.5%	--	--	--
Months Supply of Inventory	0.5	<b>0.1</b>	- 80.0%	--	--	--

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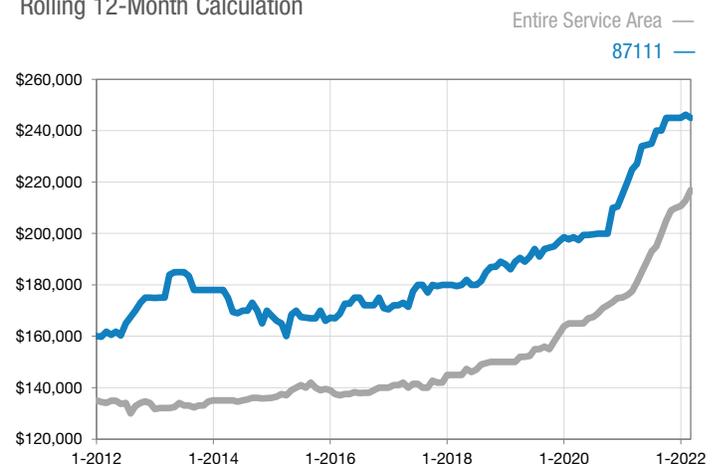
### Median Sales Price - Single-Family Detached

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.