

# Local Market Update for March 2022

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



## Rio Rancho South – 140

East of Rainbow Blvd, South of Southern Blvd, West of Corrales, North of Bernalillo County Line

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	31	<b>32</b>	+ 3.2%	76	<b>75</b>	- 1.3%
Pending Sales	33	<b>27</b>	- 18.2%	80	<b>75</b>	- 6.3%
Closed Sales	26	<b>20</b>	- 23.1%	72	<b>61</b>	- 15.3%
Days on Market Until Sale	23	<b>10</b>	- 56.5%	21	<b>15</b>	- 28.6%
Median Sales Price*	\$319,250	<b>\$437,500</b>	+ 37.0%	\$310,000	<b>\$370,000</b>	+ 19.4%
Average Sales Price*	\$340,828	<b>\$470,850</b>	+ 38.1%	\$333,649	<b>\$406,765</b>	+ 21.9%
Percent of List Price Received*	100.1%	<b>102.3%</b>	+ 2.2%	99.5%	<b>102.0%</b>	+ 2.5%
Inventory of Homes for Sale	13	<b>14</b>	+ 7.7%	--	--	--
Months Supply of Inventory	0.5	<b>0.5</b>	0.0%	--	--	--

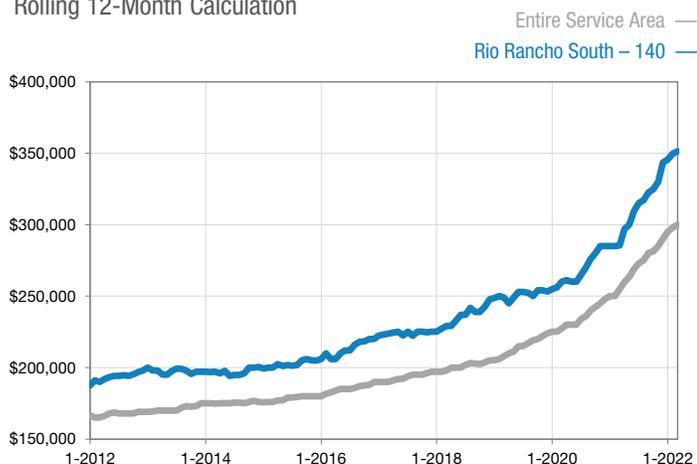
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	3	<b>1</b>	- 66.7%	10	<b>4</b>	- 60.0%
Pending Sales	3	<b>2</b>	- 33.3%	8	<b>6</b>	- 25.0%
Closed Sales	2	<b>3</b>	+ 50.0%	4	<b>6</b>	+ 50.0%
Days on Market Until Sale	2	<b>5</b>	+ 150.0%	2	<b>4</b>	+ 100.0%
Median Sales Price*	\$183,500	<b>\$275,000</b>	+ 49.9%	\$235,000	<b>\$267,500</b>	+ 13.8%
Average Sales Price*	\$183,500	<b>\$255,667</b>	+ 39.3%	\$213,875	<b>\$238,667</b>	+ 11.6%
Percent of List Price Received*	104.3%	<b>99.5%</b>	- 4.6%	102.1%	<b>100.9%</b>	- 1.2%
Inventory of Homes for Sale	2	<b>0</b>	- 100.0%	--	--	--
Months Supply of Inventory	0.6	--	--	--	--	--

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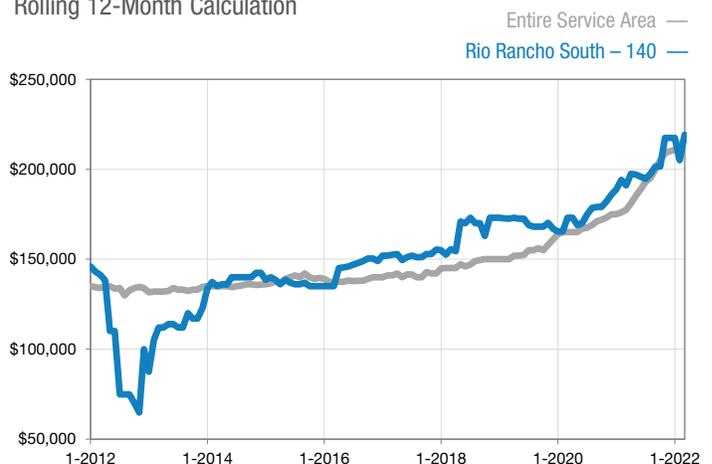
### Median Sales Price - Single-Family Detached

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.