

Local Market Update for March 2022

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



87105

Single-Family Detached	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	30	57	+ 90.0%	113	140	+ 23.9%
Pending Sales	25	61	+ 144.0%	99	131	+ 32.3%
Closed Sales	40	43	+ 7.5%	105	99	- 5.7%
Days on Market Until Sale	20	18	- 10.0%	21	18	- 14.3%
Median Sales Price*	\$186,000	\$210,000	+ 12.9%	\$185,000	\$220,000	+ 18.9%
Average Sales Price*	\$225,948	\$240,986	+ 6.7%	\$226,600	\$244,156	+ 7.7%
Percent of List Price Received*	100.5%	100.6%	+ 0.1%	99.8%	100.1%	+ 0.3%
Inventory of Homes for Sale	41	25	- 39.0%	--	--	--
Months Supply of Inventory	1.1	0.7	- 36.4%	--	--	--

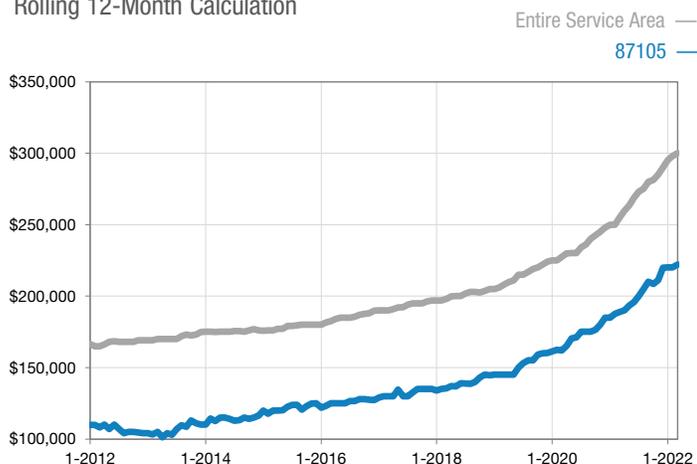
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	0	8	--	6	10	+ 66.7%
Pending Sales	2	7	+ 250.0%	6	9	+ 50.0%
Closed Sales	3	3	0.0%	5	4	- 20.0%
Days on Market Until Sale	41	2	- 95.1%	26	4	- 84.6%
Median Sales Price*	\$158,000	\$222,000	+ 40.5%	\$270,000	\$201,000	- 25.6%
Average Sales Price*	\$183,508	\$209,000	+ 13.9%	\$220,238	\$201,750	- 8.4%
Percent of List Price Received*	98.7%	98.1%	- 0.6%	98.7%	99.3%	+ 0.6%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	--	0.5	--	--	--	--

* 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.

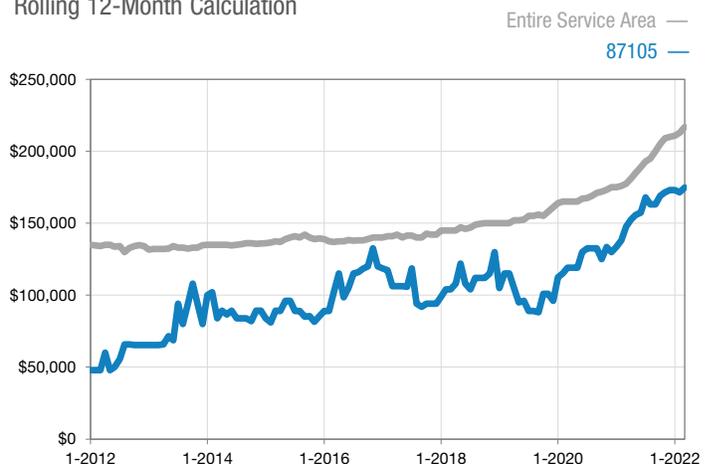
Median Sales Price - Single-Family Detached

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.