

Local Market Update for March 2022

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



87106

Single-Family Detached	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	25	15	- 40.0%	62	51	- 17.7%
Pending Sales	27	16	- 40.7%	65	44	- 32.3%
Closed Sales	25	15	- 40.0%	72	48	- 33.3%
Days on Market Until Sale	34	19	- 44.1%	34	12	- 64.7%
Median Sales Price*	\$290,000	\$325,000	+ 12.1%	\$277,000	\$341,250	+ 23.2%
Average Sales Price*	\$311,245	\$345,086	+ 10.9%	\$300,364	\$364,152	+ 21.2%
Percent of List Price Received*	99.3%	103.5%	+ 4.2%	99.1%	102.3%	+ 3.2%
Inventory of Homes for Sale	17	10	- 41.2%	--	--	--
Months Supply of Inventory	0.7	0.4	- 42.9%	--	--	--

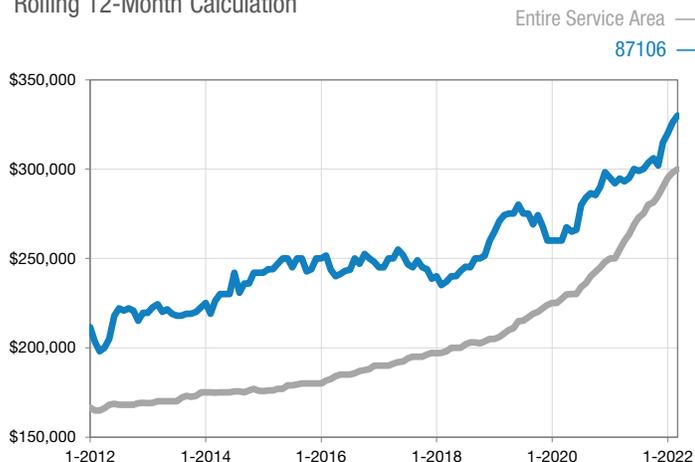
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	7	4	- 42.9%	13	13	0.0%
Pending Sales	5	4	- 20.0%	8	12	+ 50.0%
Closed Sales	2	7	+ 250.0%	5	13	+ 160.0%
Days on Market Until Sale	10	5	- 50.0%	9	10	+ 11.1%
Median Sales Price*	\$255,000	\$165,000	- 35.3%	\$215,000	\$255,000	+ 18.6%
Average Sales Price*	\$255,000	\$217,214	- 14.8%	\$169,400	\$229,769	+ 35.6%
Percent of List Price Received*	95.4%	100.3%	+ 5.1%	96.9%	98.5%	+ 1.7%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	1.8	0.4	- 77.8%	--	--	--

* 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.

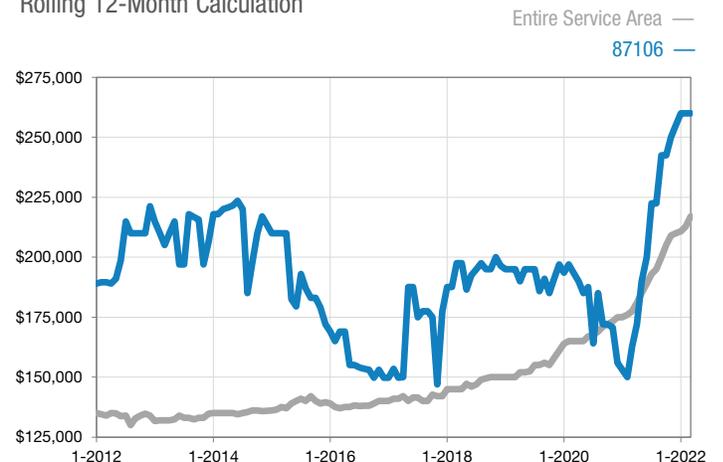
Median Sales Price - Single-Family Detached

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.