

Local Market Update for April 2022

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



87120

Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	139	105	- 24.5%	437	378	- 13.5%
Pending Sales	124	97	- 21.8%	405	348	- 14.1%
Closed Sales	104	93	- 10.6%	357	321	- 10.1%
Days on Market Until Sale	9	16	+ 77.8%	16	16	0.0%
Median Sales Price*	\$279,500	\$365,000	+ 30.6%	\$270,000	\$340,000	+ 25.9%
Average Sales Price*	\$323,499	\$420,529	+ 30.0%	\$307,503	\$393,306	+ 27.9%
Percent of List Price Received*	101.7%	103.0%	+ 1.3%	100.6%	102.0%	+ 1.4%
Inventory of Homes for Sale	71	49	- 31.0%	--	--	--
Months Supply of Inventory	0.6	0.5	- 16.7%	--	--	--

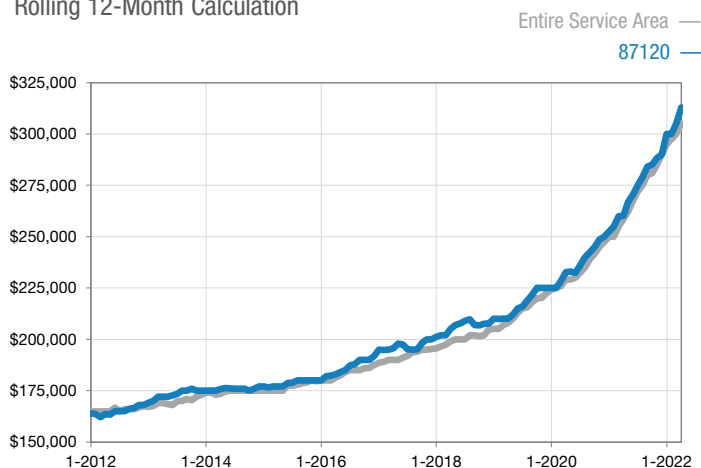
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	18	11	- 38.9%	57	44	- 22.8%
Pending Sales	16	13	- 18.8%	55	42	- 23.6%
Closed Sales	16	12	- 25.0%	51	46	- 9.8%
Days on Market Until Sale	17	3	- 82.4%	16	5	- 68.8%
Median Sales Price*	\$185,150	\$218,750	+ 18.1%	\$185,000	\$219,000	+ 18.4%
Average Sales Price*	\$220,391	\$220,421	+ 0.0%	\$201,535	\$237,479	+ 17.8%
Percent of List Price Received*	101.6%	105.6%	+ 3.9%	100.8%	103.7%	+ 2.9%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	0.4	0.1	- 75.0%	--	--	--

* 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.

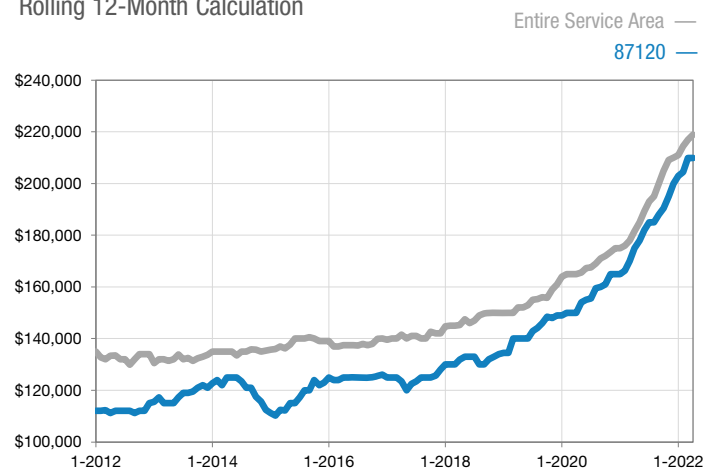
Median Sales Price - Single-Family Detached

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.