

Local Market Update for April 2022

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



87104

Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	14	19	+ 35.7%	49	46	- 6.1%
Pending Sales	11	15	+ 36.4%	46	44	- 4.3%
Closed Sales	12	8	- 33.3%	46	42	- 8.7%
Days on Market Until Sale	5	7	+ 40.0%	27	30	+ 11.1%
Median Sales Price*	\$345,000	\$590,000	+ 71.0%	\$344,075	\$419,750	+ 22.0%
Average Sales Price*	\$404,283	\$565,141	+ 39.8%	\$388,287	\$454,396	+ 17.0%
Percent of List Price Received*	100.9%	103.5%	+ 2.6%	100.1%	100.5%	+ 0.4%
Inventory of Homes for Sale	12	7	- 41.7%	--	--	--
Months Supply of Inventory	1.0	0.6	- 40.0%	--	--	--

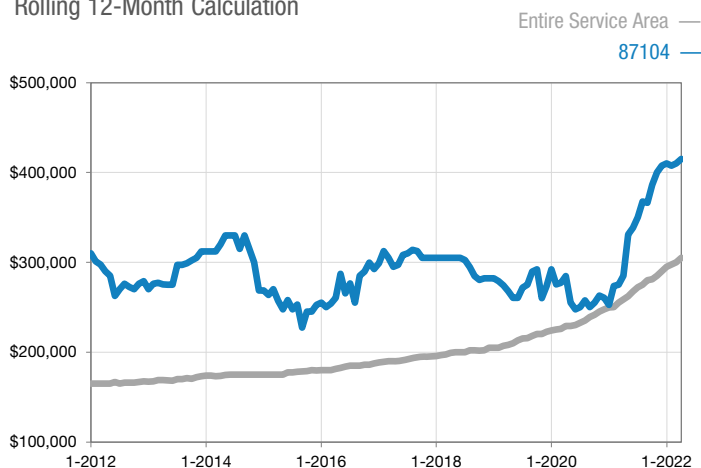
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	4	4	0.0%	14	11	- 21.4%
Pending Sales	3	4	+ 33.3%	13	13	0.0%
Closed Sales	6	0	- 100.0%	10	12	+ 20.0%
Days on Market Until Sale	15	--	--	10	20	+ 100.0%
Median Sales Price*	\$277,500	--	--	\$316,000	\$266,000	- 15.8%
Average Sales Price*	\$295,483	--	--	\$299,740	\$323,974	+ 8.1%
Percent of List Price Received*	99.6%	--	--	99.4%	99.9%	+ 0.5%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	0.5	0.3	- 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.

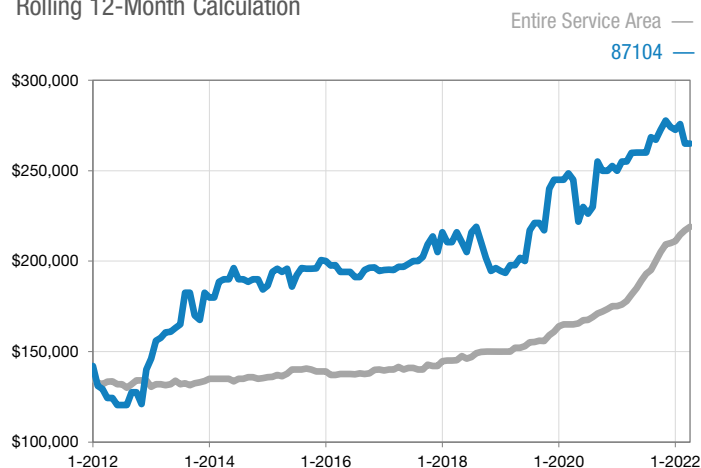
Median Sales Price - Single-Family Detached

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.