

Local Market Update for April 2022

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



Los Chavez – 740

North of I-25 Bypass, South of Miller Rd, East of I-25, West of Rio Grande River

| Single-Family Detached | April | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| Key Metrics | 2021 | 2022 | Percent Change | Thru 4-2021 | Thru 4-2022 | Percent Change |
| New Listings | 18 | 7 | - 61.1% | 67 | 24 | - 64.2% |
| Pending Sales | 19 | 11 | - 42.1% | 51 | 39 | - 23.5% |
| Closed Sales | 6 | 11 | + 83.3% | 18 | 37 | + 105.6% |
| Days on Market Until Sale | 23 | 45 | + 95.7% | 36 | 35 | - 2.8% |
| Median Sales Price* | \$280,000 | \$277,000 | - 1.1% | \$244,500 | \$277,000 | + 13.3% |
| Average Sales Price* | \$280,592 | \$308,864 | + 10.1% | \$272,251 | \$324,054 | + 19.0% |
| Percent of List Price Received* | 100.0% | 99.4% | - 0.6% | 98.2% | 99.6% | + 1.4% |
| Inventory of Homes for Sale | 24 | 8 | - 66.7% | -- | -- | -- |
| Months Supply of Inventory | 2.9 | 1.1 | - 62.1% | -- | -- | -- |

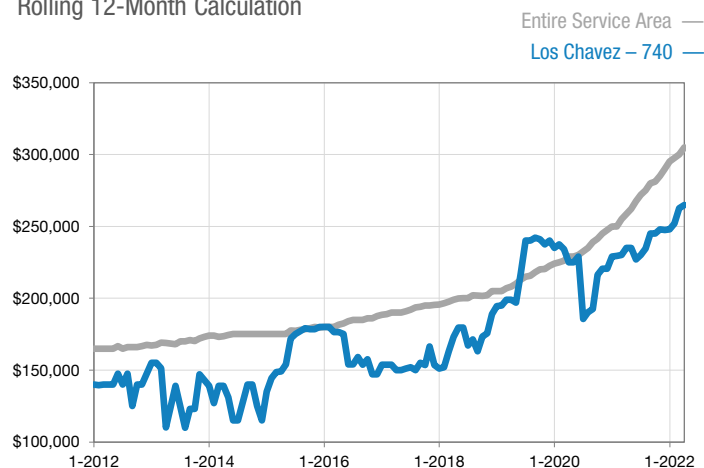
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | April | | | Year to Date | | |
|---------------------------------|-------|------|----------------|--------------|-------------|----------------|
| Key Metrics | 2021 | 2022 | Percent Change | Thru 4-2021 | Thru 4-2022 | Percent Change |
| New Listings | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Pending Sales | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Closed Sales | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Days on Market Until Sale | -- | -- | -- | -- | -- | -- |
| Median Sales Price* | -- | -- | -- | -- | -- | -- |
| Average Sales Price* | -- | -- | -- | -- | -- | -- |
| Percent of List Price Received* | -- | -- | -- | -- | -- | -- |
| Inventory of Homes for Sale | 0 | 0 | 0.0% | -- | -- | -- |
| Months Supply of Inventory | -- | -- | -- | -- | -- | -- |

* 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.

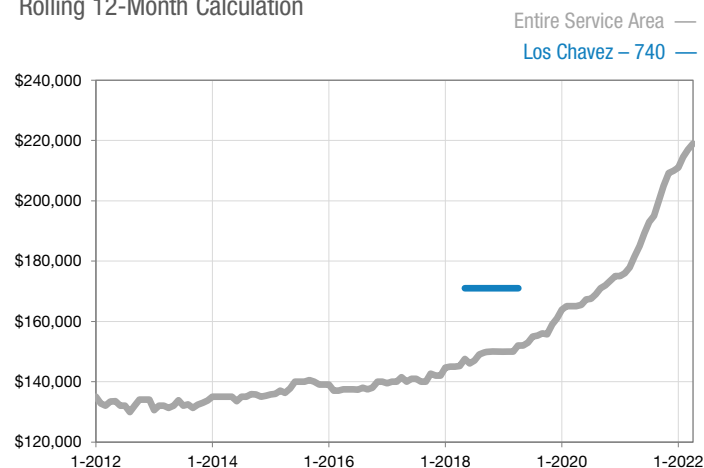
Median Sales Price - Single-Family Detached

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.