

Local Market Update for April 2022

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



Rio Rancho Central – 161

East of Rainbow Blvd, South of Northwest Loop, West of Unser Blvd NE, North of Northern Blvd

Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	43	39	- 9.3%	168	130	- 22.6%
Pending Sales	36	36	0.0%	152	121	- 20.4%
Closed Sales	41	27	- 34.1%	145	114	- 21.4%
Days on Market Until Sale	4	5	+ 25.0%	7	4	- 42.9%
Median Sales Price*	\$209,000	\$295,000	+ 41.1%	\$215,000	\$276,500	+ 28.6%
Average Sales Price*	\$209,046	\$284,068	+ 35.9%	\$217,350	\$275,086	+ 26.6%
Percent of List Price Received*	101.9%	104.4%	+ 2.5%	101.4%	103.9%	+ 2.5%
Inventory of Homes for Sale	22	10	- 54.5%	--	--	--
Months Supply of Inventory	0.6	0.3	- 50.0%	--	--	--

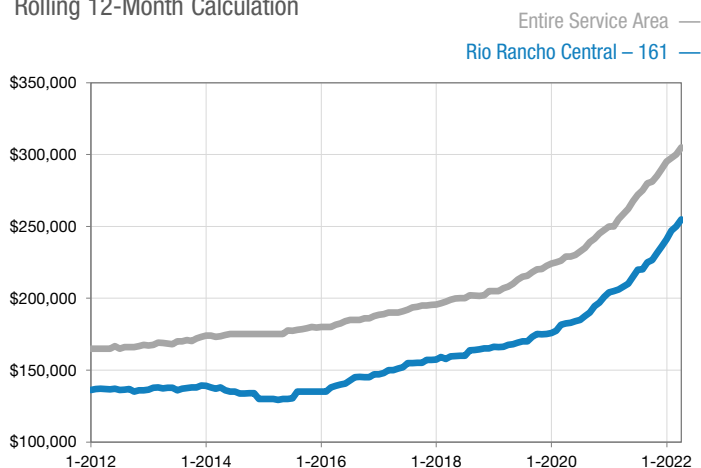
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	0	1	--	2	1	- 50.0%
Pending Sales	1	1	0.0%	2	1	- 50.0%
Closed Sales	0	0	0.0%	9	0	- 100.0%
Days on Market Until Sale	--	--	--	12	--	--
Median Sales Price*	--	--	--	\$209,340	--	--
Average Sales Price*	--	--	--	\$200,966	--	--
Percent of List Price Received*	--	--	--	100.8%	--	--
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.

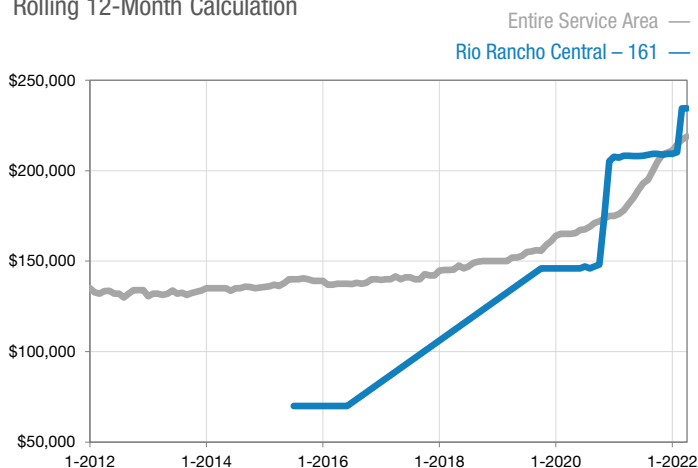
Median Sales Price - Single-Family Detached

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.