

Local Market Update for April 2022

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



Southeast Heights – 71

South of Central Ave, East of San Mateo / Kirtland AFB, North of Kirtland AFB, West of Tramway Blvd NE

Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	38	31	- 18.4%	132	93	- 29.5%
Pending Sales	35	32	- 8.6%	120	94	- 21.7%
Closed Sales	26	23	- 11.5%	88	74	- 15.9%
Days on Market Until Sale	21	7	- 66.7%	30	19	- 36.7%
Median Sales Price*	\$287,000	\$385,000	+ 34.1%	\$301,573	\$320,000	+ 6.1%
Average Sales Price*	\$277,077	\$361,791	+ 30.6%	\$291,846	\$345,745	+ 18.5%
Percent of List Price Received*	99.3%	102.4%	+ 3.1%	99.9%	101.8%	+ 1.9%
Inventory of Homes for Sale	21	10	- 52.4%	--	--	--
Months Supply of Inventory	0.8	0.4	- 50.0%	--	--	--

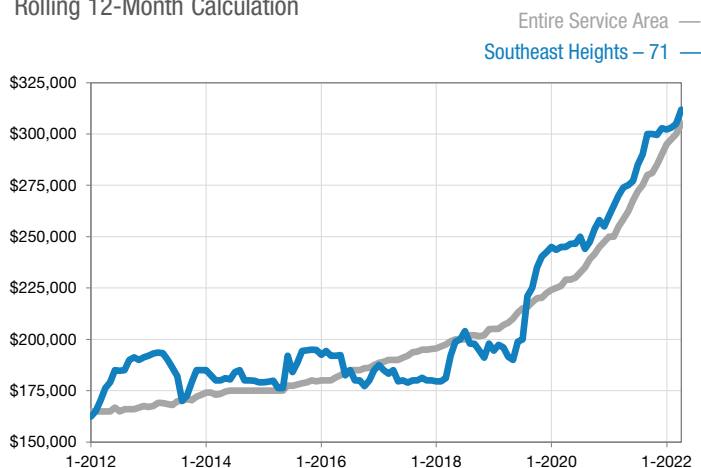
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	8	3	- 62.5%	61	14	- 77.0%
Pending Sales	11	6	- 45.5%	48	22	- 54.2%
Closed Sales	7	5	- 28.6%	15	23	+ 53.3%
Days on Market Until Sale	8	49	+ 512.5%	12	35	+ 191.7%
Median Sales Price*	\$250,000	\$305,000	+ 22.0%	\$188,000	\$294,900	+ 56.9%
Average Sales Price*	\$197,114	\$254,780	+ 29.3%	\$183,053	\$266,148	+ 45.4%
Percent of List Price Received*	102.5%	102.2%	- 0.3%	100.7%	101.0%	+ 0.3%
Inventory of Homes for Sale	15	0	- 100.0%	--	--	--
Months Supply of Inventory	1.7	--	--	--	--	--

* 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.

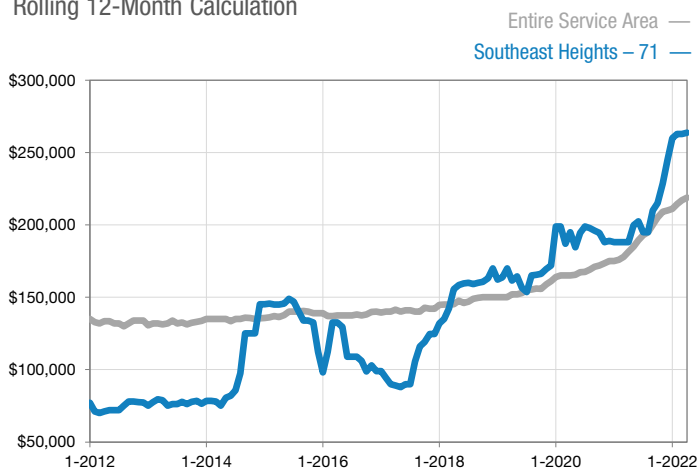
Median Sales Price - Single-Family Detached

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.