

Local Market Update for April 2022

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



87031

Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	66	55	- 16.7%	202	216	+ 6.9%
Pending Sales	54	39	- 27.8%	187	205	+ 9.6%
Closed Sales	38	55	+ 44.7%	173	190	+ 9.8%
Days on Market Until Sale	32	23	- 28.1%	34	25	- 26.5%
Median Sales Price*	\$247,900	\$285,000	+ 15.0%	\$239,900	\$286,000	+ 19.2%
Average Sales Price*	\$257,879	\$309,569	+ 20.0%	\$258,690	\$306,892	+ 18.6%
Percent of List Price Received*	100.4%	99.7%	- 0.7%	99.8%	100.4%	+ 0.6%
Inventory of Homes for Sale	55	56	+ 1.8%	--	--	--
Months Supply of Inventory	1.1	1.1	0.0%	--	--	--

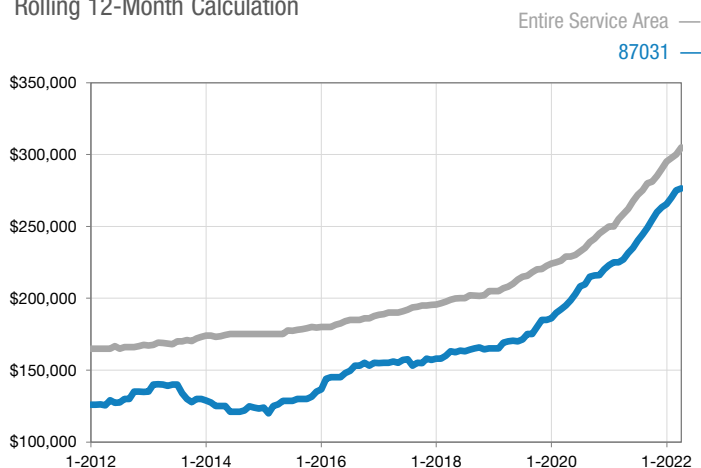
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	12	7	- 41.7%
Pending Sales	3	3	0.0%	11	7	- 36.4%
Closed Sales	1	2	+ 100.0%	8	4	- 50.0%
Days on Market Until Sale	2	3	+ 50.0%	9	10	+ 11.1%
Median Sales Price*	\$184,900	\$236,500	+ 27.9%	\$156,250	\$210,000	+ 34.4%
Average Sales Price*	\$184,900	\$236,500	+ 27.9%	\$153,738	\$213,250	+ 38.7%
Percent of List Price Received*	105.7%	110.0%	+ 4.1%	100.7%	107.8%	+ 7.1%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.5	0.4	- 20.0%	--	--	--

* 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.

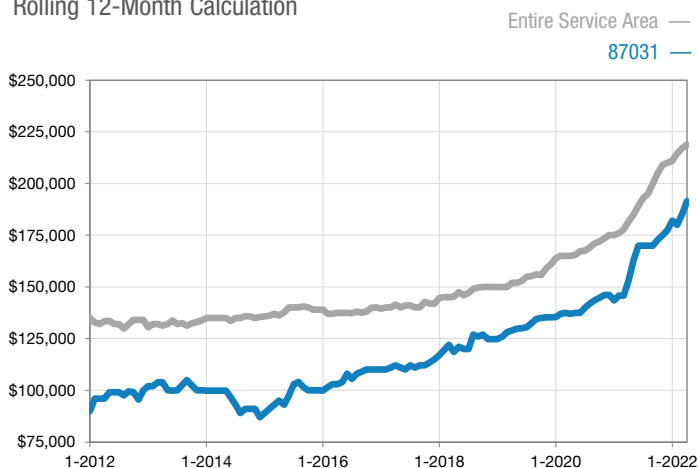
Median Sales Price - Single-Family Detached

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.