

Local Market Update for April 2022

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



Northwest Heights – 110

East of Paseo del Volcan, South of Paseo del Norte Blvd NE, West of Coors Blvd NW / Rio Grande River, North of Unser Blvd NW

Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	100	72	- 28.0%	312	292	- 6.4%
Pending Sales	86	74	- 14.0%	286	272	- 4.9%
Closed Sales	69	70	+ 1.4%	245	228	- 6.9%
Days on Market Until Sale	12	19	+ 58.3%	20	18	- 10.0%
Median Sales Price*	\$317,500	\$414,000	+ 30.4%	\$300,000	\$380,000	+ 26.7%
Average Sales Price*	\$356,116	\$465,762	+ 30.8%	\$336,125	\$434,402	+ 29.2%
Percent of List Price Received*	101.4%	101.4%	0.0%	100.3%	101.4%	+ 1.1%
Inventory of Homes for Sale	53	37	- 30.2%	--	--	--
Months Supply of Inventory	0.7	0.5	- 28.6%	--	--	--

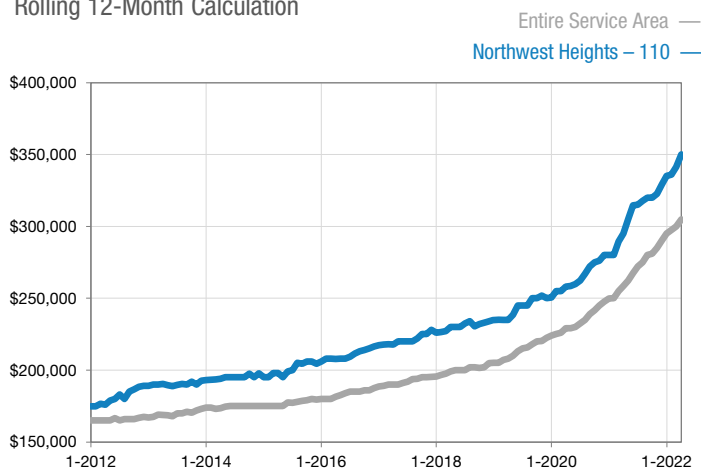
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	5	5	0.0%	18	16	- 11.1%
Pending Sales	4	5	+ 25.0%	17	14	- 17.6%
Closed Sales	6	4	- 33.3%	16	14	- 12.5%
Days on Market Until Sale	36	2	- 94.4%	29	4	- 86.2%
Median Sales Price*	\$290,305	\$220,000	- 24.2%	\$183,000	\$244,250	+ 33.5%
Average Sales Price*	\$286,659	\$223,750	- 21.9%	\$240,750	\$281,643	+ 17.0%
Percent of List Price Received*	99.6%	105.1%	+ 5.5%	99.5%	102.8%	+ 3.3%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	0.7	0.2	- 71.4%	--	--	--

* 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.

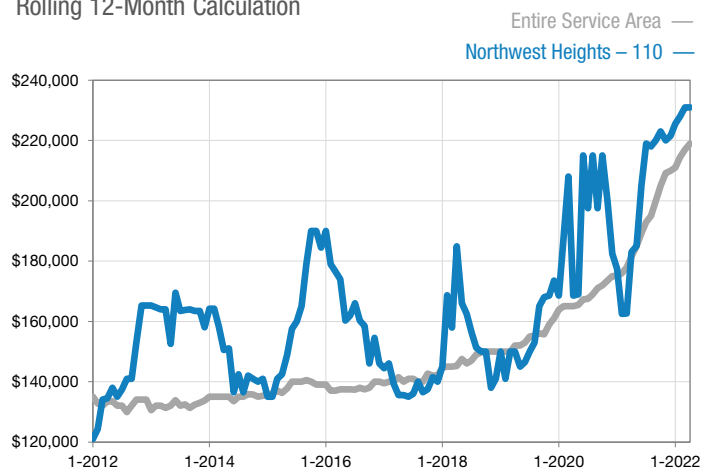
Median Sales Price - Single-Family Detached

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.