

Local Market Update for April 2022

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



87105

Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	32	43	+ 34.4%	145	183	+ 26.2%
Pending Sales	32	38	+ 18.8%	131	161	+ 22.9%
Closed Sales	27	41	+ 51.9%	132	140	+ 6.1%
Days on Market Until Sale	19	11	- 42.1%	21	16	- 23.8%
Median Sales Price*	\$220,000	\$245,000	+ 11.4%	\$198,000	\$227,000	+ 14.6%
Average Sales Price*	\$252,931	\$282,684	+ 11.8%	\$231,986	\$255,439	+ 10.1%
Percent of List Price Received*	99.4%	100.7%	+ 1.3%	99.7%	100.3%	+ 0.6%
Inventory of Homes for Sale	35	35	0.0%	--	--	--
Months Supply of Inventory	1.0	1.0	0.0%	--	--	--

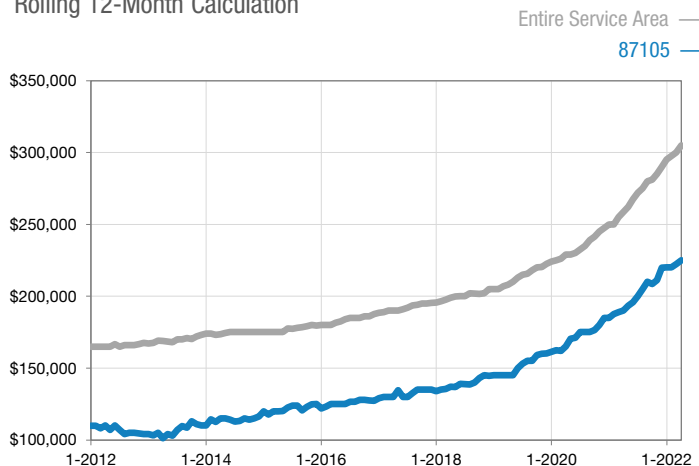
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	2	6	+ 200.0%	8	16	+ 100.0%
Pending Sales	1	2	+ 100.0%	7	11	+ 57.1%
Closed Sales	1	2	+ 100.0%	6	6	0.0%
Days on Market Until Sale	8	2	- 75.0%	23	3	- 87.0%
Median Sales Price*	\$155,000	\$177,450	+ 14.5%	\$214,000	\$185,000	- 13.6%
Average Sales Price*	\$155,000	\$177,450	+ 14.5%	\$209,365	\$193,650	- 7.5%
Percent of List Price Received*	105.4%	104.3%	- 1.0%	99.8%	101.0%	+ 1.2%
Inventory of Homes for Sale	1	4	+ 300.0%	--	--	--
Months Supply of Inventory	0.5	1.8	+ 260.0%	--	--	--

* 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.

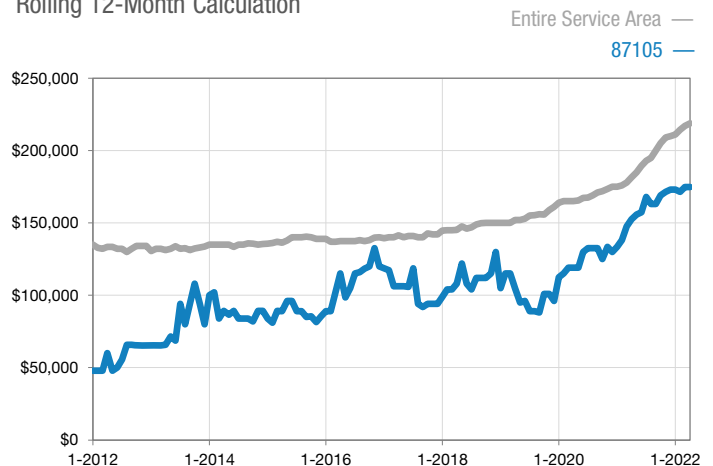
Median Sales Price - Single-Family Detached

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.