

# Local Market Update for April 2022

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



## Rio Rancho Mid – 150

East of Rainbow Blvd, South of Northern Blvd, West of Corrales, North of Southern Blvd

### Single-Family Detached

	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	76	73	- 3.9%	255	211	- 17.3%
Pending Sales	65	70	+ 7.7%	244	197	- 19.3%
Closed Sales	62	53	- 14.5%	219	167	- 23.7%
Days on Market Until Sale	10	9	- 10.0%	12	11	- 8.3%
Median Sales Price*	\$250,500	\$300,000	+ 19.8%	\$245,000	\$291,000	+ 18.8%
Average Sales Price*	\$292,102	\$338,832	+ 16.0%	\$277,577	\$326,641	+ 17.7%
Percent of List Price Received*	102.1%	103.8%	+ 1.7%	100.9%	103.0%	+ 2.1%
Inventory of Homes for Sale	37	20	- 45.9%	--	--	--
Months Supply of Inventory	0.6	0.4	- 33.3%	--	--	--

\* 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.

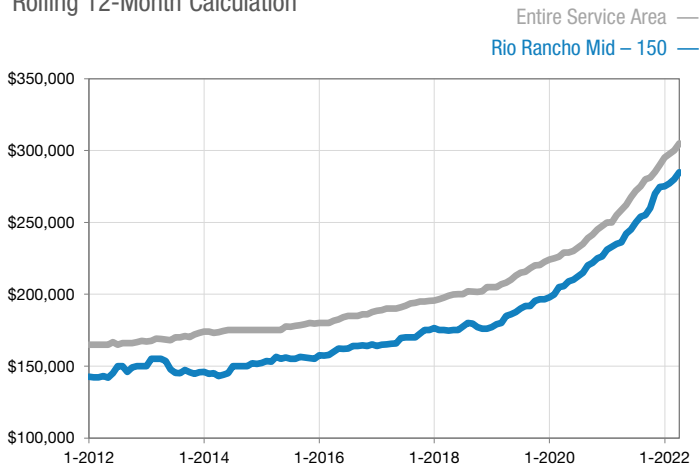
### Single-Family Attached

	April			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
New Listings	3	5	+ 66.7%	26	20	- 23.1%
Pending Sales	3	7	+ 133.3%	29	23	- 20.7%
Closed Sales	8	5	- 37.5%	30	18	- 40.0%
Days on Market Until Sale	4	6	+ 50.0%	8	14	+ 75.0%
Median Sales Price*	\$142,250	\$191,000	+ 34.3%	\$157,500	\$170,500	+ 8.3%
Average Sales Price*	\$156,125	\$203,400	+ 30.3%	\$160,033	\$195,336	+ 22.1%
Percent of List Price Received*	101.6%	101.9%	+ 0.3%	101.4%	101.3%	- 0.1%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.2	--	--	--	--	--

\* 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.

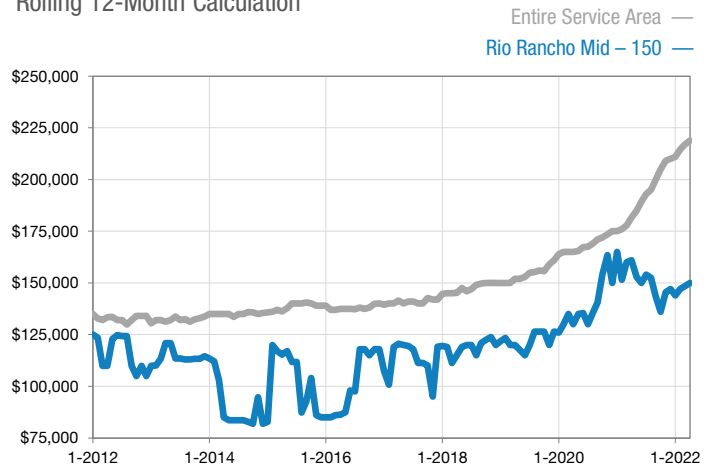
### Median Sales Price - Single-Family Detached

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.