Local Market Update for June 2022

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

gaar

Mesa Del Sol – 72

South of Sunport Blvd, East of I-25, West of KAFB, North of Isleta Reservation

Single-Family Detached

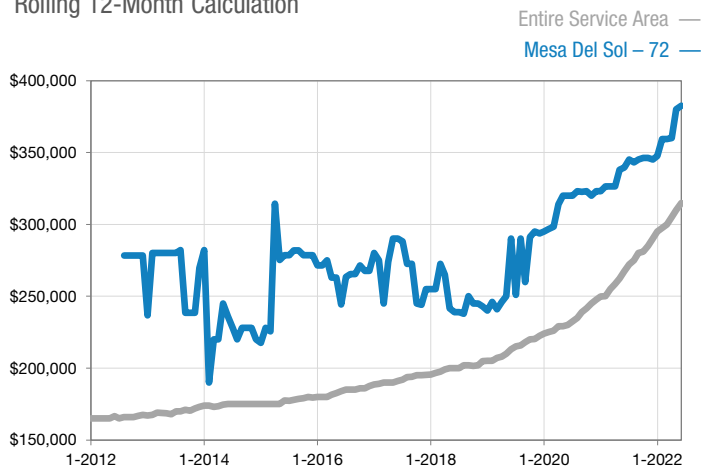| Key Metrics	June 2021	June 2022	Percent Change	Year to Date Thru 6-2021	Year to Date Thru 6-2022	Percent Change
New Listings	7	3	- 57.1%	36	22	- 38.9%
Pending Sales	4	7	+ 75.0%	31	24	- 22.6%
Closed Sales	6	3	- 50.0%	32	15	- 53.1%
Days on Market Until Sale	35	5	- 85.7%	28	8	- 71.4%
Median Sales Price*	$392,500	$410,000	+ 4.5%	$349,808	$415,000	+ 18.6%
Average Sales Price*	$402,106	$388,667	- 3.3%	$355,993	$413,931	+ 16.3%
Percent of List Price Received*	99.9%	101.2%	+ 1.3%	100.9%	100.5%	- 0.4%
Inventory of Homes for Sale	9	1	- 88.9%	--	--	--
Months Supply of Inventory	1.5	0.2	- 86.7%	--	--	--

* 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.

Single-Family Attached

Key Metrics	June 2021	June 2022	Percent Change	Year to Date Thru 6-2021	Year to Date Thru 6-2022	Percent Change
New Listings	0	0	0.0%	7	2	- 71.4%
Pending Sales	1	1	0.0%	8	2	- 75.0%
Closed Sales	2	0	- 100.0%	9	2	- 77.8%
Days on Market Until Sale	33	--	--	23	3	- 87.0%
Median Sales Price*	$301,874	--	--	$285,000	$339,250	+ 19.0%
Average Sales Price*	$301,874	--	--	$286,104	$339,250	+ 18.6%
Percent of List Price Received*	99.4%	--	--	98.0%	103.1%	+ 5.2%
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.
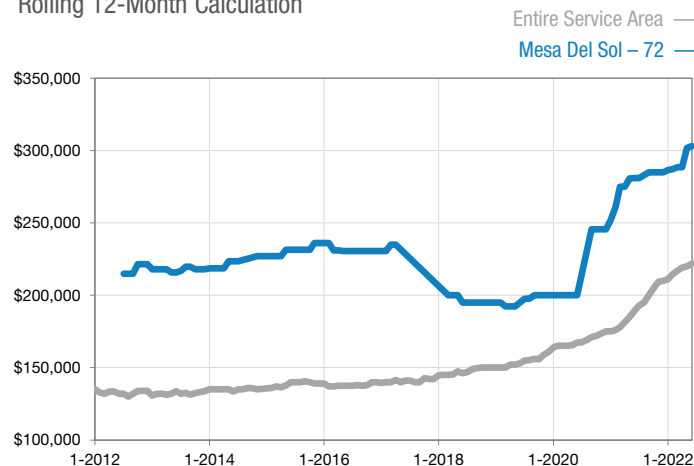
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
Mesa Del Sol – 72 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
Mesa Del Sol – 72 —

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.