

Local Market Update for June 2022

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



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Single-Family Detached	June			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	159	121	- 23.9%	777	620	- 20.2%
Pending Sales	130	94	- 27.7%	710	550	- 22.5%
Closed Sales	135	102	- 24.4%	665	522	- 21.5%
Days on Market Until Sale	7	8	+ 14.3%	11	9	- 18.2%
Median Sales Price*	\$301,000	\$345,000	+ 14.6%	\$283,000	\$347,000	+ 22.6%
Average Sales Price*	\$332,979	\$397,765	+ 19.5%	\$313,454	\$387,186	+ 23.5%
Percent of List Price Received*	102.7%	103.2%	+ 0.5%	101.4%	102.7%	+ 1.3%
Inventory of Homes for Sale	80	78	- 2.5%	--	--	--
Months Supply of Inventory	0.7	0.8	+ 14.3%	--	--	--

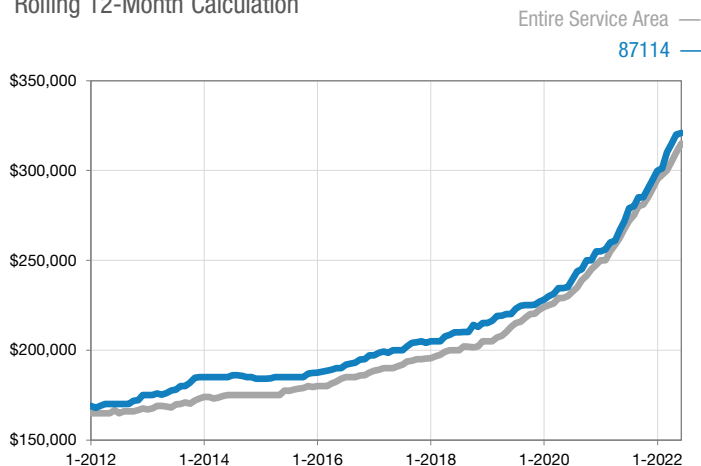
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	5	9	+ 80.0%	29	30	+ 3.4%
Pending Sales	6	10	+ 66.7%	29	29	0.0%
Closed Sales	3	4	+ 33.3%	27	26	- 3.7%
Days on Market Until Sale	4	2	- 50.0%	10	2	- 80.0%
Median Sales Price*	\$215,000	\$228,750	+ 6.4%	\$195,000	\$186,915	- 4.1%
Average Sales Price*	\$205,667	\$221,375	+ 7.6%	\$196,495	\$200,551	+ 2.1%
Percent of List Price Received*	103.0%	104.6%	+ 1.6%	101.8%	103.5%	+ 1.7%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	0.5	0.2	- 60.0%	--	--	--

* 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.

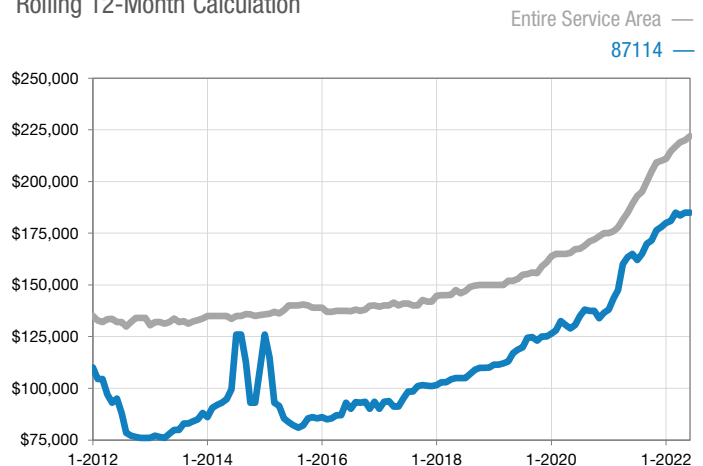
Median Sales Price - Single-Family Detached

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.