

Local Market Update for June 2022

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



87120

| Single-Family Detached | June | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2021 | 2022 | Percent Change | Thru 6-2021 | Thru 6-2022 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 140 | 128 | - 8.6% | 703 | 621 | - 11.7% |
| Pending Sales | 119 | 103 | - 13.4% | 652 | 545 | - 16.4% |
| Closed Sales | 135 | 102 | - 24.4% | 607 | 516 | - 15.0% |
| Days on Market Until Sale | 11 | 10 | - 9.1% | 14 | 15 | + 7.1% |
| Median Sales Price* | \$305,000 | \$347,500 | + 13.9% | \$281,000 | \$349,950 | + 24.5% |
| Average Sales Price* | \$322,334 | \$387,039 | + 20.1% | \$315,514 | \$397,998 | + 26.1% |
| Percent of List Price Received* | 101.6% | 102.6% | + 1.0% | 100.9% | 102.4% | + 1.5% |
| Inventory of Homes for Sale | 77 | 82 | + 6.5% | -- | -- | -- |
| Months Supply of Inventory | 0.7 | 0.9 | + 28.6% | -- | -- | -- |

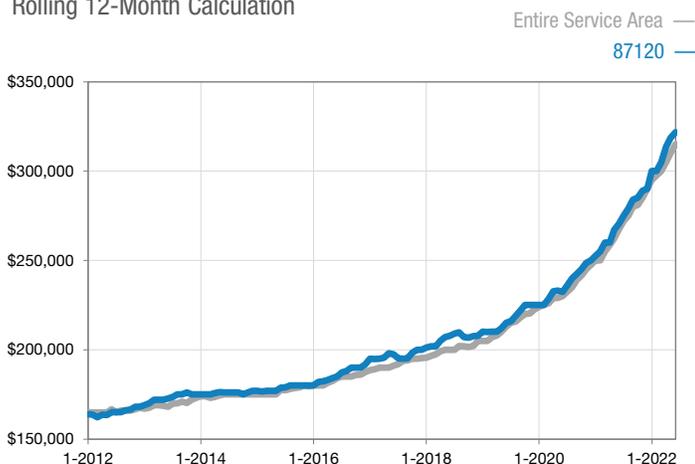
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | June | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2021 | 2022 | Percent Change | Thru 6-2021 | Thru 6-2022 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 4 | 17 | + 325.0% | 85 | 81 | - 4.7% |
| Pending Sales | 7 | 18 | + 157.1% | 84 | 73 | - 13.1% |
| Closed Sales | 19 | 14 | - 26.3% | 82 | 72 | - 12.2% |
| Days on Market Until Sale | 12 | 7 | - 41.7% | 13 | 6 | - 53.8% |
| Median Sales Price* | \$220,000 | \$225,750 | + 2.6% | \$186,650 | \$226,750 | + 21.5% |
| Average Sales Price* | \$254,052 | \$242,286 | - 4.6% | \$212,060 | \$249,417 | + 17.6% |
| Percent of List Price Received* | 102.5% | 103.5% | + 1.0% | 101.3% | 103.9% | + 2.6% |
| Inventory of Homes for Sale | 4 | 6 | + 50.0% | -- | -- | -- |
| Months Supply of Inventory | 0.3 | 0.4 | + 33.3% | -- | -- | -- |

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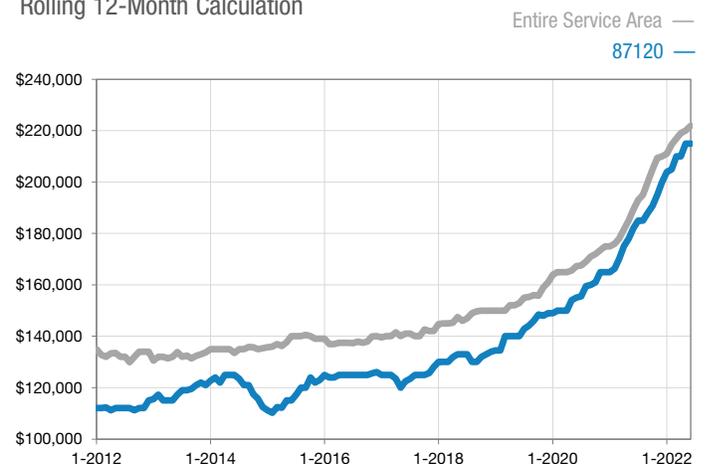
Median Sales Price - Single-Family Detached

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.