

Local Market Update for June 2022

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



87104

Single-Family Detached	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	21	10	- 52.4%	91	67	- 26.4%
Pending Sales	19	8	- 57.9%	78	56	- 28.2%
Closed Sales	7	4	- 42.9%	64	62	- 3.1%
Days on Market Until Sale	3	11	+ 266.7%	22	23	+ 4.5%
Median Sales Price*	\$479,000	\$305,000	- 36.3%	\$386,250	\$440,000	+ 13.9%
Average Sales Price*	\$456,820	\$434,789	- 4.8%	\$408,503	\$473,626	+ 15.9%
Percent of List Price Received*	100.5%	99.1%	- 1.4%	100.2%	101.2%	+ 1.0%
Inventory of Homes for Sale	15	13	- 13.3%	--	--	--
Months Supply of Inventory	1.2	1.4	+ 16.7%	--	--	--

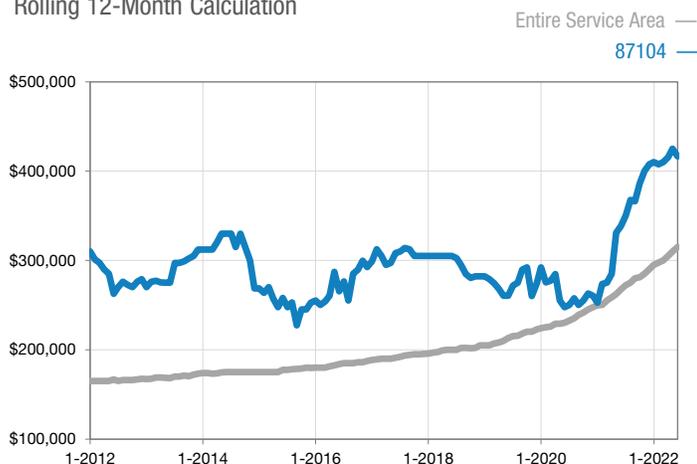
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	5	0	- 100.0%	23	15	- 34.8%
Pending Sales	4	1	- 75.0%	20	18	- 10.0%
Closed Sales	4	4	0.0%	16	20	+ 25.0%
Days on Market Until Sale	5	4	- 20.0%	8	14	+ 75.0%
Median Sales Price*	\$265,000	\$295,750	+ 11.6%	\$276,200	\$311,000	+ 12.6%
Average Sales Price*	\$253,750	\$350,750	+ 38.2%	\$283,769	\$330,534	+ 16.5%
Percent of List Price Received*	102.7%	104.2%	+ 1.5%	100.5%	101.7%	+ 1.2%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	0.9	--	--	--	--	--

* 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.

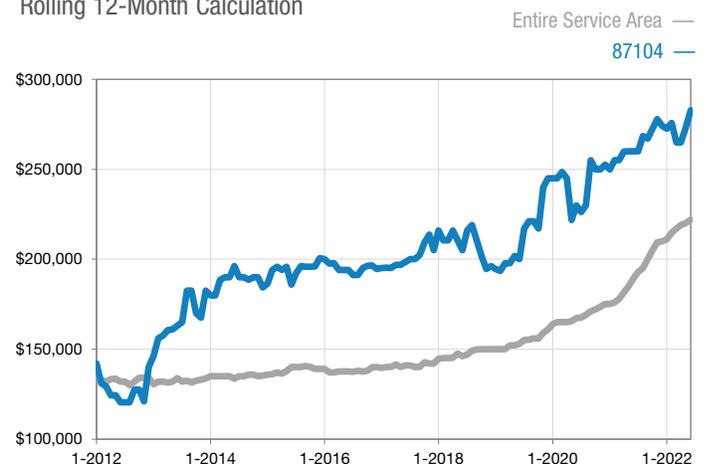
Median Sales Price - Single-Family Detached

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.