

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		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	76	60	- 21.1%	343	343	0.0%
Pending Sales	68	58	- 14.7%	328	311	- 5.2%
Closed Sales	56	51	- 8.9%	302	283	- 6.3%
Days on Market Until Sale	6	7	+ 16.7%	14	9	- 35.7%
Median Sales Price*	\$250,000	\$310,000	+ 24.0%	\$240,000	\$283,000	+ 17.9%
Average Sales Price*	\$277,392	\$334,782	+ 20.7%	\$258,601	\$308,288	+ 19.2%
Percent of List Price Received*	102.3%	103.5%	+ 1.2%	101.0%	103.0%	+ 2.0%
Inventory of Homes for Sale	35	33	- 5.7%	--	--	--
Months Supply of Inventory	0.6	0.6	0.0%	--	--	--

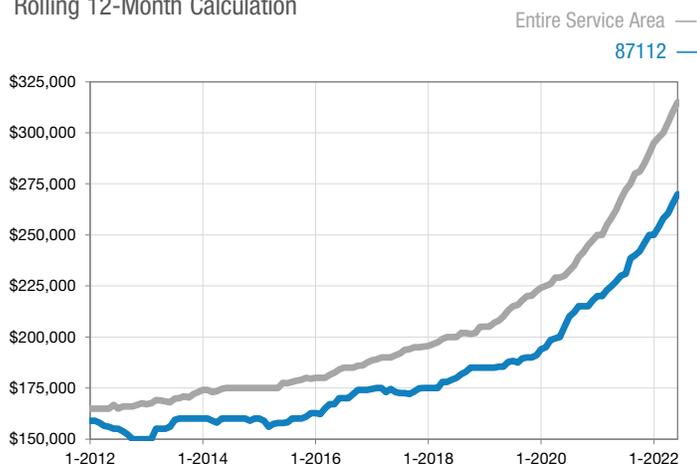
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	8	1	- 87.5%	44	34	- 22.7%
Pending Sales	9	4	- 55.6%	44	31	- 29.5%
Closed Sales	8	7	- 12.5%	44	29	- 34.1%
Days on Market Until Sale	4	5	+ 25.0%	18	5	- 72.2%
Median Sales Price*	\$228,250	\$252,680	+ 10.7%	\$197,291	\$251,000	+ 27.2%
Average Sales Price*	\$232,688	\$253,211	+ 8.8%	\$195,300	\$245,772	+ 25.8%
Percent of List Price Received*	101.4%	101.4%	0.0%	101.0%	103.0%	+ 2.0%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	0.4	0.2	- 50.0%	--	--	--

* 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.

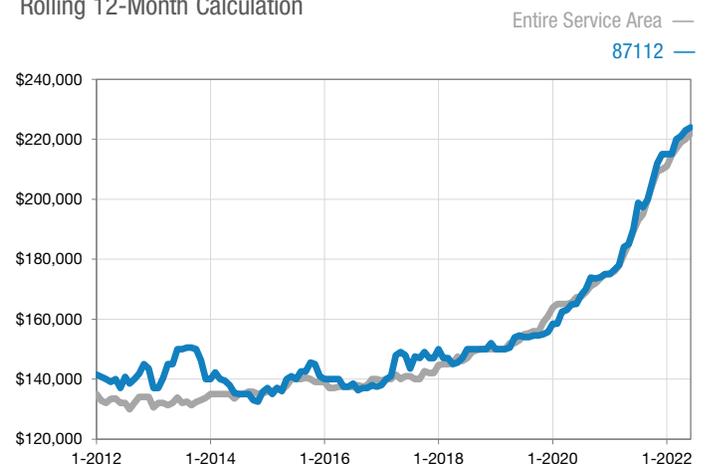
Median Sales Price - Single-Family Detached

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.