

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	90	85	- 5.6%	457	390	- 14.7%
Pending Sales	69	66	- 4.3%	430	343	- 20.2%
Closed Sales	87	65	- 25.3%	412	327	- 20.6%
Days on Market Until Sale	6	8	+ 33.3%	17	11	- 35.3%
Median Sales Price*	\$375,000	\$436,000	+ 16.3%	\$356,250	\$422,000	+ 18.5%
Average Sales Price*	\$437,135	\$531,747	+ 21.6%	\$413,605	\$499,258	+ 20.7%
Percent of List Price Received*	102.2%	102.8%	+ 0.6%	101.0%	103.0%	+ 2.0%
Inventory of Homes for Sale	52	43	- 17.3%	--	--	--
Months Supply of Inventory	0.7	0.7	0.0%	--	--	--

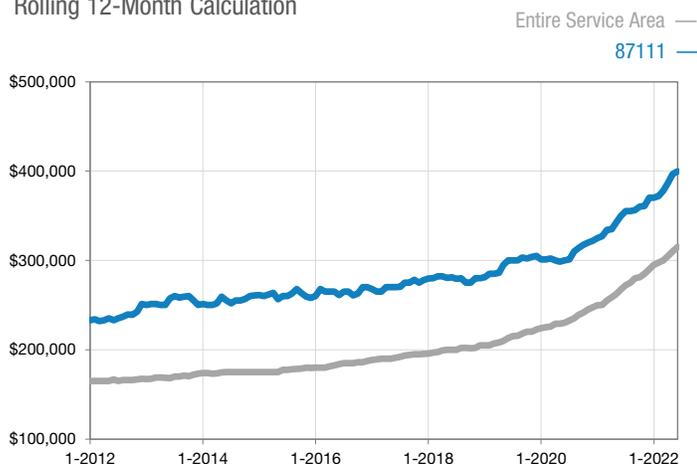
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	21	17	- 19.0%	107	90	- 15.9%
Pending Sales	19	13	- 31.6%	102	81	- 20.6%
Closed Sales	22	17	- 22.7%	99	77	- 22.2%
Days on Market Until Sale	6	4	- 33.3%	13	6	- 53.8%
Median Sales Price*	\$227,500	\$284,500	+ 25.1%	\$245,000	\$280,000	+ 14.3%
Average Sales Price*	\$242,205	\$266,438	+ 10.0%	\$247,927	\$290,054	+ 17.0%
Percent of List Price Received*	102.1%	105.3%	+ 3.1%	101.2%	104.3%	+ 3.1%
Inventory of Homes for Sale	7	8	+ 14.3%	--	--	--
Months Supply of Inventory	0.4	0.5	+ 25.0%	--	--	--

* 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.

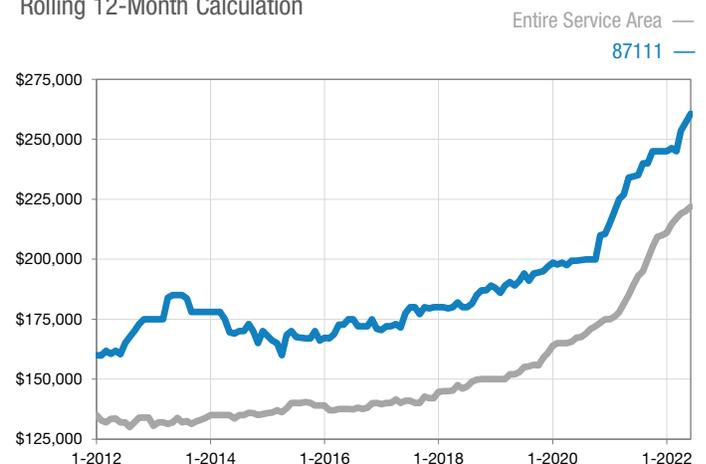
Median Sales Price - Single-Family Detached

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.