# Local Market Update for June 2022

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

**gaar**

# 87002

## Single-Family Detached

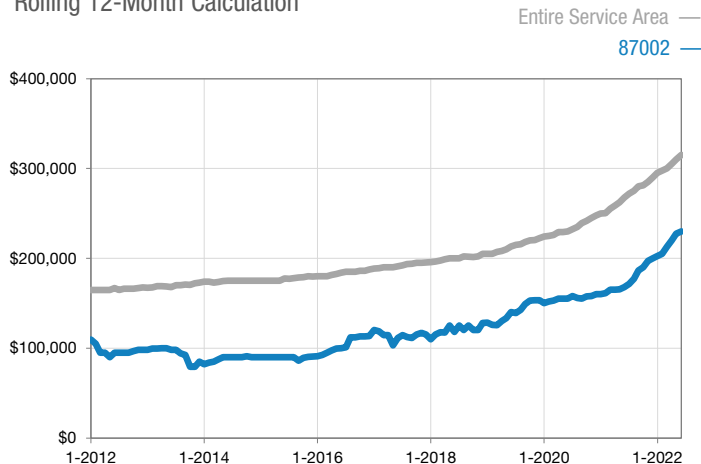| Key Metrics | June | | | Year to Date | | |
|---|---|---|---|---|---|---|
| | 2021 | 2022 | Percent Change | Thru 6-2021 | Thru 6-2022 | Percent Change |
| New Listings | 25 | 33 | + 32.0% | 177 | 155 | - 12.4% |
| Pending Sales | 16 | 24 | + 50.0% | 139 | 152 | + 9.4% |
| Closed Sales | 20 | 24 | + 20.0% | 109 | 153 | + 40.4% |
| Days on Market Until Sale | 6 | 23 | + 283.3% | 28 | 29 | + 3.6% |
| Median Sales Price* | $186,333 | $249,500 | + 33.9% | $170,000 | $248,500 | + 46.2% |
| Average Sales Price* | $208,689 | $209,711 | + 0.5% | $195,429 | $255,560 | + 30.8% |
| Percent of List Price Received* | 100.4% | 98.7% | - 1.7% | 98.9% | 100.5% | + 1.6% |
| Inventory of Homes for Sale | 54 | 42 | - 22.2% | -- | -- | -- |
| Months Supply of Inventory | 2.6 | 1.7 | - 34.6% | -- | -- | -- |

\* 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

| Key Metrics | June | | | Year to Date | | |
|---|---|---|---|---|---|---|
| | 2021 | 2022 | Percent Change | Thru 6-2021 | Thru 6-2022 | Percent Change |
| New Listings | 2 | 3 | + 50.0% | 14 | 17 | + 21.4% |
| Pending Sales | 3 | 3 | 0.0% | 13 | 16 | + 23.1% |
| Closed Sales | 3 | 7 | + 133.3% | 9 | 18 | + 100.0% |
| Days on Market Until Sale | 18 | 9 | - 50.0% | 28 | 10 | - 64.3% |
| Median Sales Price* | $147,500 | $180,000 | + 22.0% | $120,000 | $161,000 | + 34.2% |
| Average Sales Price* | $140,167 | $177,429 | + 26.6% | $128,716 | $163,372 | + 26.9% |
| Percent of List Price Received* | 102.6% | 102.3% | - 0.3% | 101.5% | 100.4% | - 1.1% |
| Inventory of Homes for Sale | 1 | 2 | + 100.0% | -- | -- | -- |
| Months Supply of Inventory | 0.5 | 0.8 | + 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.
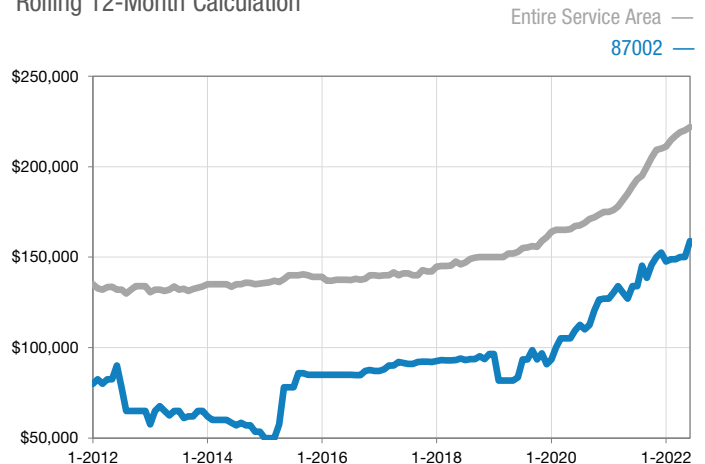
## Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
87002 —



## Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
87002 —



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.

Current as of July 5, 2022. All data from the Southwest Multiple Listing Service. Report © 2022 ShowingTime.