

Local Market Update for July 2022

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



Bernalillo / Algodones – 170

East of Rio Rancho Blvd, South of Rio Grande River, West of I-25, North of Sandia Reservation

Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	6	9	+ 50.0%	73	73	0.0%
Pending Sales	8	9	+ 12.5%	73	57	- 21.9%
Closed Sales	16	12	- 25.0%	74	61	- 17.6%
Days on Market Until Sale	35	10	- 71.4%	34	16	- 52.9%
Median Sales Price*	\$381,500	\$375,750	- 1.5%	\$357,500	\$380,000	+ 6.3%
Average Sales Price*	\$465,613	\$398,783	- 14.4%	\$387,788	\$395,329	+ 1.9%
Percent of List Price Received*	100.9%	100.8%	- 0.1%	100.4%	99.8%	- 0.6%
Inventory of Homes for Sale	7	19	+ 171.4%	--	--	--
Months Supply of Inventory	0.7	2.5	+ 257.1%	--	--	--

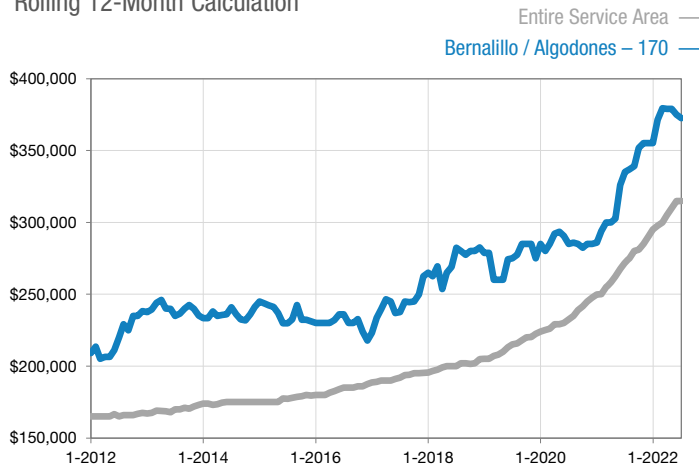
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	0	0	0.0%	2	2	0.0%
Pending Sales	0	0	0.0%	2	2	0.0%
Closed Sales	0	1	--	1	2	+ 100.0%
Days on Market Until Sale	--	6	--	0	5	--
Median Sales Price*	--	\$159,900	--	\$112,000	\$164,950	+ 47.3%
Average Sales Price*	--	\$159,900	--	\$112,000	\$164,950	+ 47.3%
Percent of List Price Received*	--	100.0%	--	100.0%	100.0%	0.0%
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.

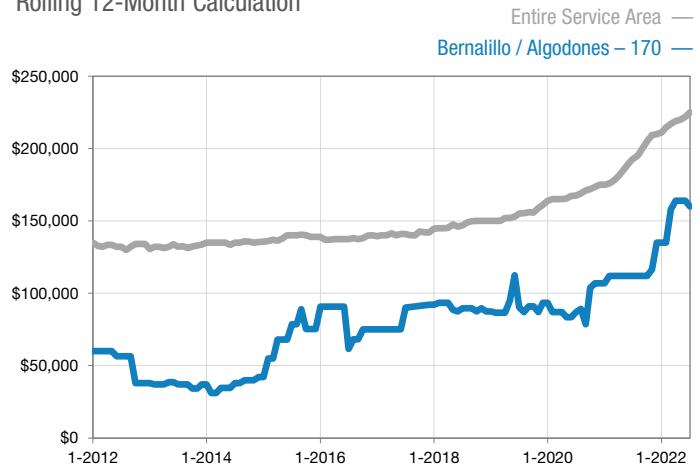
Median Sales Price - Single-Family Detached

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.