

Local Market Update for July 2022

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



87004

Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	6	7	+ 16.7%	71	67	- 5.6%
Pending Sales	8	9	+ 12.5%	70	56	- 20.0%
Closed Sales	16	13	- 18.8%	71	60	- 15.5%
Days on Market Until Sale	35	11	- 68.6%	31	14	- 54.8%
Median Sales Price*	\$381,500	\$400,000	+ 4.8%	\$355,000	\$374,000	+ 5.4%
Average Sales Price*	\$465,613	\$412,723	- 11.4%	\$383,751	\$379,399	- 1.1%
Percent of List Price Received*	100.9%	100.6%	- 0.3%	100.5%	99.6%	- 0.9%
Inventory of Homes for Sale	6	14	+ 133.3%	--	--	--
Months Supply of Inventory	0.7	1.9	+ 171.4%	--	--	--

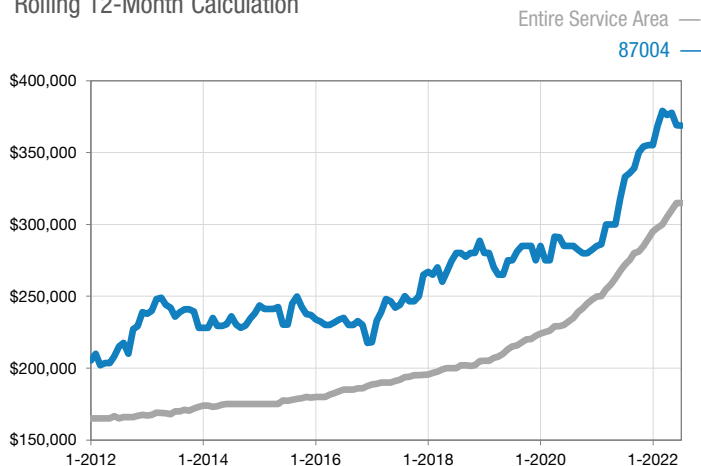
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

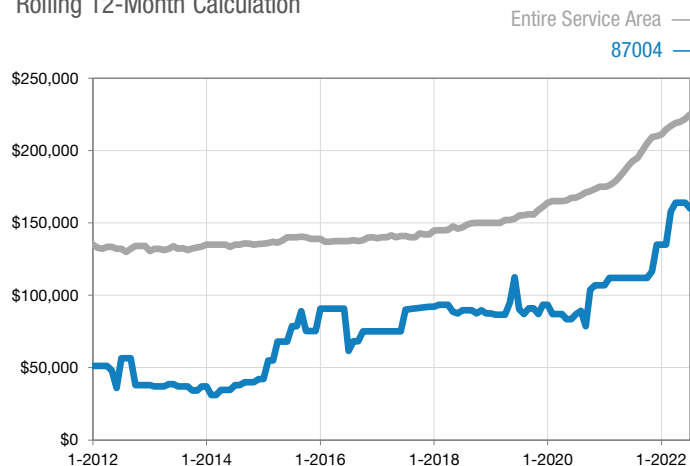
Median Sales Price - Single-Family Detached

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.