

Local Market Update for July 2022

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



87144

Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	185	130	- 29.7%	1,067	822	- 23.0%
Pending Sales	139	121	- 12.9%	938	701	- 25.3%
Closed Sales	139	105	- 24.5%	881	696	- 21.0%
Days on Market Until Sale	11	10	- 9.1%	18	15	- 16.7%
Median Sales Price*	\$317,250	\$347,000	+ 9.4%	\$285,000	\$350,000	+ 22.8%
Average Sales Price*	\$344,721	\$364,003	+ 5.6%	\$308,145	\$369,438	+ 19.9%
Percent of List Price Received*	101.8%	101.7%	- 0.1%	101.1%	101.9%	+ 0.8%
Inventory of Homes for Sale	143	120	- 16.1%	--	--	--
Months Supply of Inventory	1.1	1.2	+ 9.1%	--	--	--

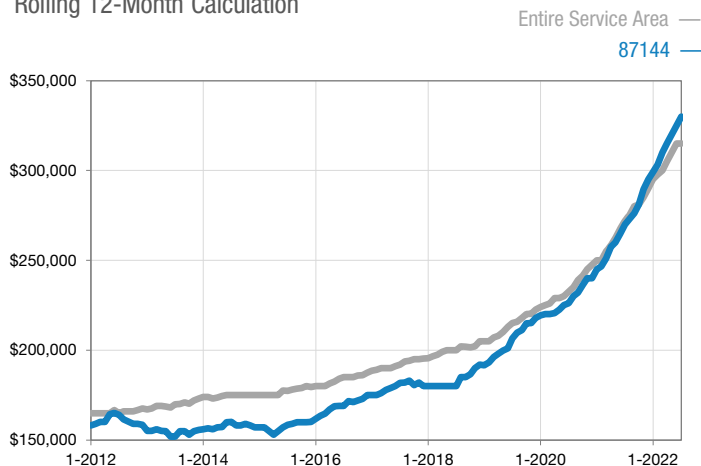
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	1	- 50.0%
Closed Sales	0	0	0.0%	10	1	- 90.0%
Days on Market Until Sale	--	--	--	11	2	- 81.8%
Median Sales Price*	--	--	--	\$208,755	\$265,000	+ 26.9%
Average Sales Price*	--	--	--	\$201,269	\$265,000	+ 31.7%
Percent of List Price Received*	--	--	--	101.2%	104.0%	+ 2.8%
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.

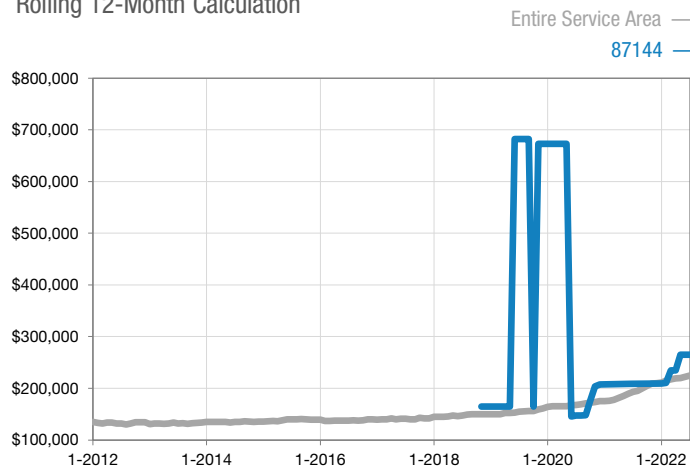
Median Sales Price - Single-Family Detached

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.