

# Local Market Update for July 2022

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



## West Los Lunas – 701

East of Arroyo Rd, West of I-25, South of Isleta Reservation, North of Arroyo Rd and I-25

Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	13	23	+ 76.9%	93	111	+ 19.4%
Pending Sales	8	13	+ 62.5%	84	81	- 3.6%
Closed Sales	13	12	- 7.7%	78	73	- 6.4%
Days on Market Until Sale	8	19	+ 137.5%	25	24	- 4.0%
Median Sales Price*	\$254,000	<b>\$342,450</b>	+ 34.8%	\$256,179	<b>\$332,000</b>	+ 29.6%
Average Sales Price*	\$265,138	<b>\$334,921</b>	+ 26.3%	\$265,267	<b>\$330,619</b>	+ 24.6%
Percent of List Price Received*	104.4%	<b>99.4%</b>	- 4.8%	100.7%	<b>99.0%</b>	- 1.7%
Inventory of Homes for Sale	15	38	+ 153.3%	--	--	--
Months Supply of Inventory	1.3	3.3	+ 153.8%	--	--	--

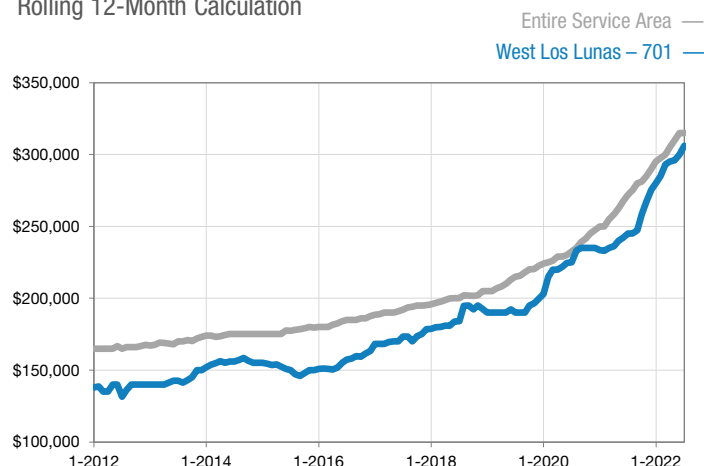
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	0	1	--	2	2	0.0%
Pending Sales	0	1	--	1	1	0.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	--	--	--	2	--	--
Median Sales Price*	--	--	--	\$197,500	--	--
Average Sales Price*	--	--	--	\$197,500	--	--
Percent of List Price Received*	--	--	--	104.0%	--	--
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	--	--	--	--	--

\* 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.

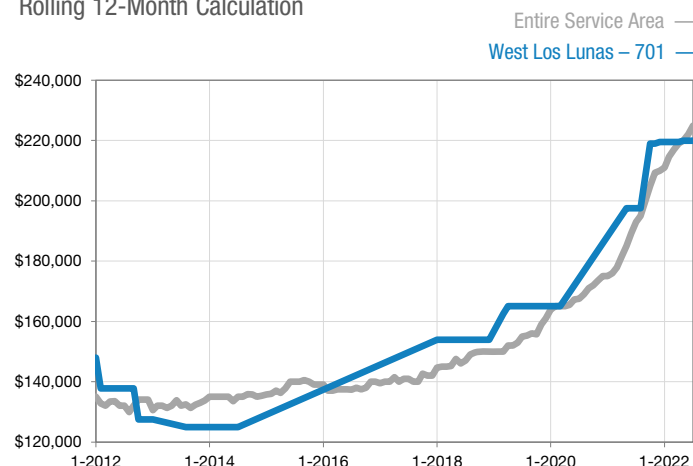
### Median Sales Price - Single-Family Detached

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.