

# Local Market Update for July 2022

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



## Foothills South – 51

East of Tramway Blvd to mountains, South of Montgomery Blvd NE, North of I-40

Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	30	13	- 56.7%	138	113	- 18.1%
Pending Sales	25	17	- 32.0%	124	102	- 17.7%
Closed Sales	14	17	+ 21.4%	113	91	- 19.5%
Days on Market Until Sale	12	7	- 41.7%	18	9	- 50.0%
Median Sales Price*	\$445,000	<b>\$446,000</b>	+ 0.2%	\$362,000	<b>\$440,000</b>	+ 21.5%
Average Sales Price*	\$438,786	<b>\$464,331</b>	+ 5.8%	\$371,570	<b>\$451,523</b>	+ 21.5%
Percent of List Price Received*	101.9%	<b>102.1%</b>	+ 0.2%	100.8%	<b>102.9%</b>	+ 2.1%
Inventory of Homes for Sale	18	9	- 50.0%	--	--	--
Months Supply of Inventory	1.0	0.6	- 40.0%	--	--	--

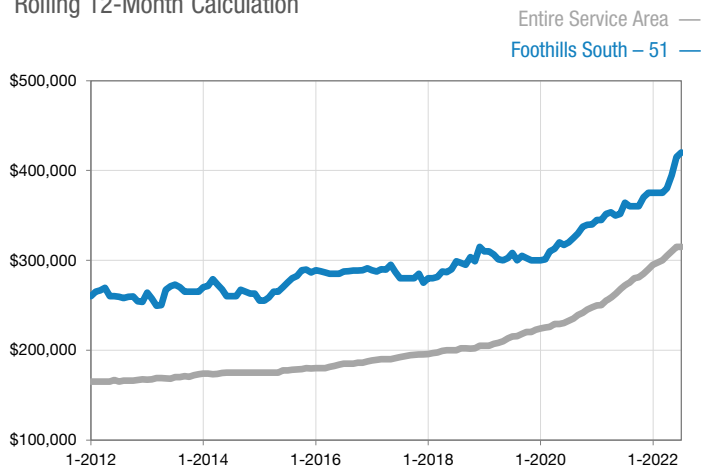
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	14	5	- 64.3%	52	37	- 28.8%
Pending Sales	8	4	- 50.0%	46	34	- 26.1%
Closed Sales	8	4	- 50.0%	43	32	- 25.6%
Days on Market Until Sale	6	5	- 16.7%	8	4	- 50.0%
Median Sales Price*	\$228,000	<b>\$281,500</b>	+ 23.5%	\$225,000	<b>\$280,500</b>	+ 24.7%
Average Sales Price*	\$258,250	<b>\$314,500</b>	+ 21.8%	\$245,248	<b>\$295,695</b>	+ 20.6%
Percent of List Price Received*	101.9%	<b>102.8%</b>	+ 0.9%	101.6%	<b>104.6%</b>	+ 3.0%
Inventory of Homes for Sale	5	3	- 40.0%	--	--	--
Months Supply of Inventory	0.9	0.6	- 33.3%	--	--	--

\* 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.

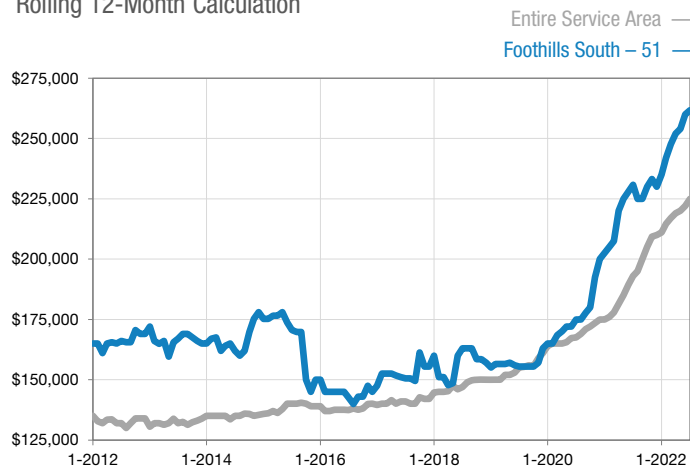
### Median Sales Price - Single-Family Detached

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.