

Local Market Update for August 2022

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



Zuzax, Tijeras – 240

North of Tijeras, South of Frost Rd, East of Gutierrez Canyon, West of Hwy 217

Single-Family Detached	August			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 8-2021	Thru 8-2022	Percent Change
New Listings	8	11	+ 37.5%	84	81	- 3.6%
Pending Sales	10	14	+ 40.0%	66	63	- 4.5%
Closed Sales	7	7	0.0%	60	52	- 13.3%
Days on Market Until Sale	10	30	+ 200.0%	17	18	+ 5.9%
Median Sales Price*	\$499,000	\$549,999	+ 10.2%	\$463,750	\$449,750	- 3.0%
Average Sales Price*	\$474,153	\$585,843	+ 23.6%	\$472,089	\$482,987	+ 2.3%
Percent of List Price Received*	100.9%	99.3%	- 1.6%	100.1%	100.0%	- 0.1%
Inventory of Homes for Sale	13	14	+ 7.7%	--	--	--
Months Supply of Inventory	1.7	1.9	+ 11.8%	--	--	--

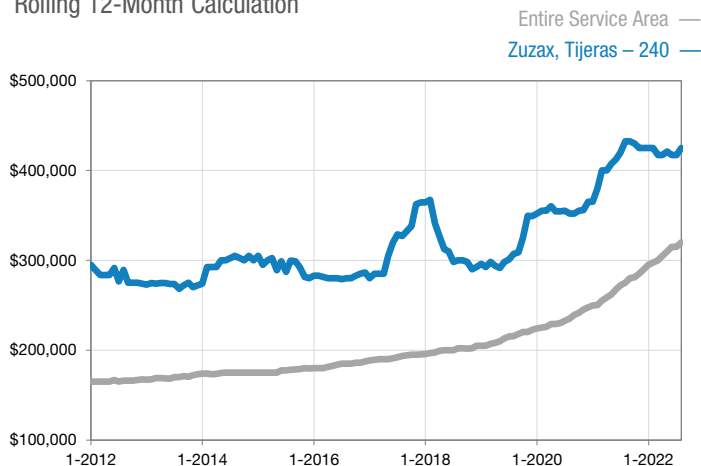
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	August			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 8-2021	Thru 8-2022	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
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.

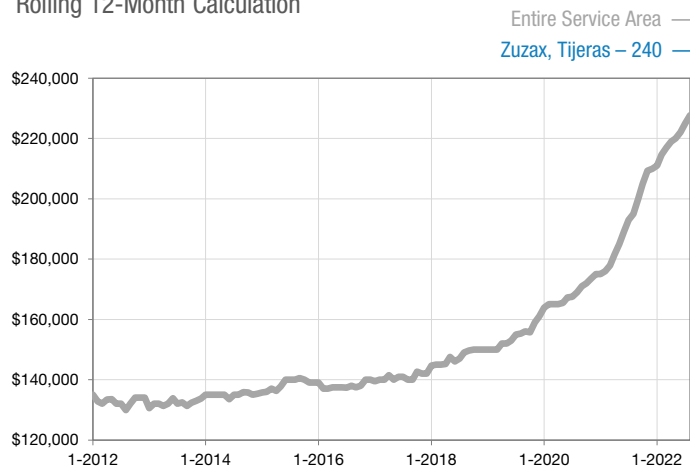
Median Sales Price - Single-Family Detached

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.