

# Local Market Update for August 2022

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



## North of I-40 – 220

North of I-40, West of Golden, East of Sandia Mountains, NW of Gutierrez Canyon

Single-Family Detached	August			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 8-2021	Thru 8-2022	Percent Change
New Listings	26	11	- 57.7%	152	114	- 25.0%
Pending Sales	11	15	+ 36.4%	121	95	- 21.5%
Closed Sales	15	11	- 26.7%	121	92	- 24.0%
Days on Market Until Sale	12	25	+ 108.3%	27	31	+ 14.8%
Median Sales Price*	\$401,000	\$610,000	+ 52.1%	\$449,000	\$463,000	+ 3.1%
Average Sales Price*	\$461,941	\$537,982	+ 16.5%	\$478,460	\$517,177	+ 8.1%
Percent of List Price Received*	103.7%	97.4%	- 6.1%	100.0%	99.5%	- 0.5%
Inventory of Homes for Sale	39	24	- 38.5%	--	--	--
Months Supply of Inventory	2.6	1.8	- 30.8%	--	--	--

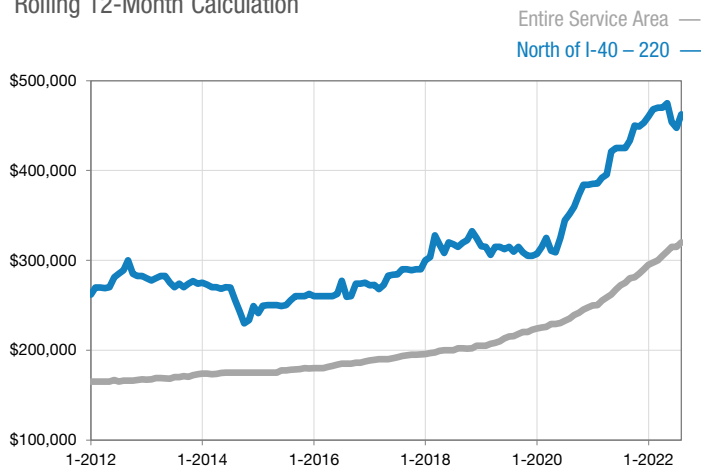
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

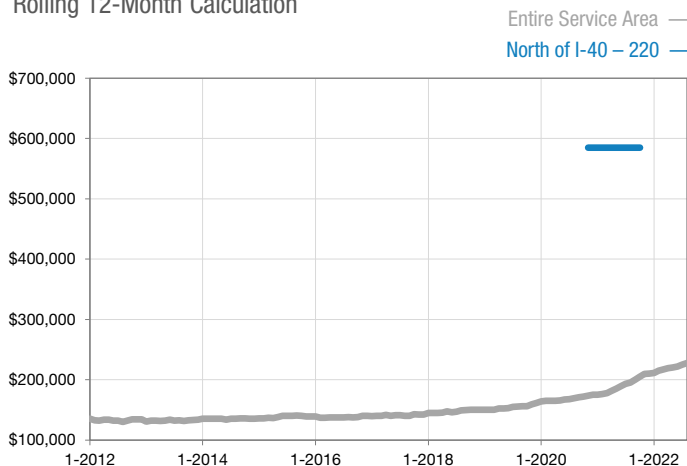
### Median Sales Price - Single-Family Detached

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.