

Local Market Update for August 2022

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



South Moriarty – 291

South of I-40, North of Shondale Lane (CR A147), East of Lexco Rd to Guadalupe County Line

Single-Family Detached	August			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 8-2021	Thru 8-2022	Percent Change
New Listings	1	2	+ 100.0%	14	18	+ 28.6%
Pending Sales	1	2	+ 100.0%	14	16	+ 14.3%
Closed Sales	2	5	+ 150.0%	20	19	- 5.0%
Days on Market Until Sale	32	11	- 65.6%	36	39	+ 8.3%
Median Sales Price*	\$208,500	\$176,000	- 15.6%	\$152,500	\$180,000	+ 18.0%
Average Sales Price*	\$208,500	\$180,000	- 13.7%	\$150,870	\$243,137	+ 61.2%
Percent of List Price Received*	97.4%	101.3%	+ 4.0%	99.2%	98.5%	- 0.7%
Inventory of Homes for Sale	4	3	- 25.0%	--	--	--
Months Supply of Inventory	1.9	1.2	- 36.8%	--	--	--

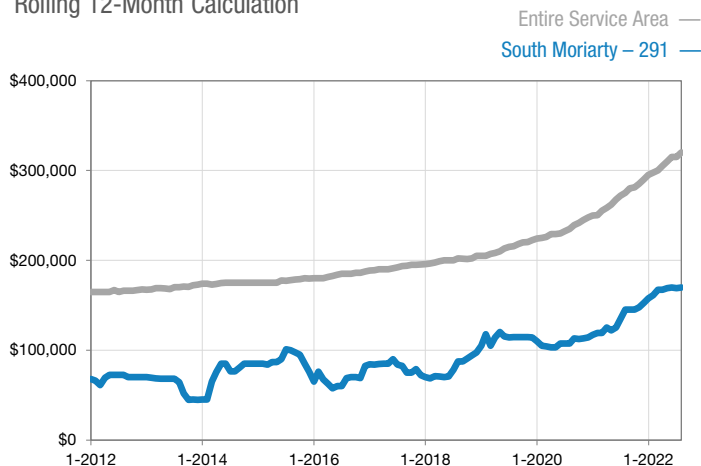
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

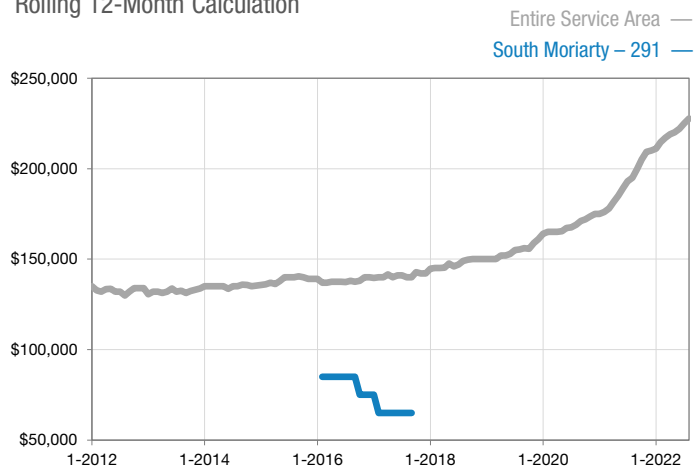
Median Sales Price - Single-Family Detached

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.