

# Local Market Update for August 2022

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



## Southeast Heights – 71

South of Central Ave, East of San Mateo / Kirtland AFB, North of Kirtland AFB, West of Tramway Blvd NE

Single-Family Detached	August			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 8-2021	Thru 8-2022	Percent Change
New Listings	27	22	- 18.5%	268	184	- 31.3%
Pending Sales	27	19	- 29.6%	239	164	- 31.4%
Closed Sales	24	21	- 12.5%	216	165	- 23.6%
Days on Market Until Sale	13	14	+ 7.7%	21	16	- 23.8%
Median Sales Price*	\$313,750	\$360,000	+ 14.7%	\$303,700	\$333,000	+ 9.6%
Average Sales Price*	\$303,735	\$340,162	+ 12.0%	\$300,852	\$339,754	+ 12.9%
Percent of List Price Received*	99.3%	100.0%	+ 0.7%	100.8%	101.5%	+ 0.7%
Inventory of Homes for Sale	24	23	- 4.2%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--

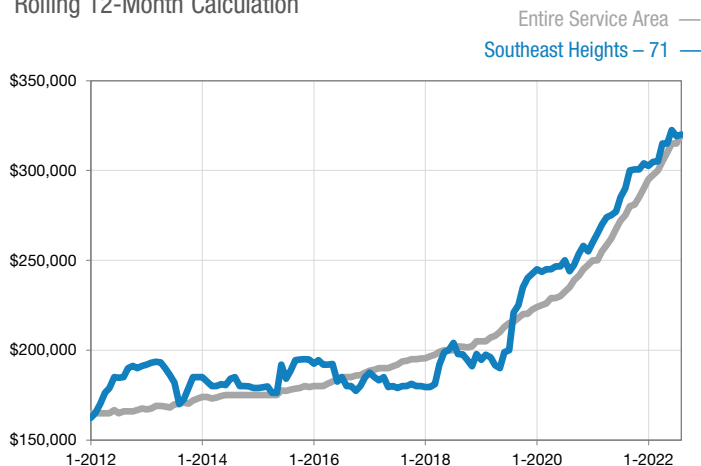
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	August			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 8-2021	Thru 8-2022	Percent Change
New Listings	11	1	- 90.9%	86	34	- 60.5%
Pending Sales	6	4	- 33.3%	70	39	- 44.3%
Closed Sales	10	4	- 60.0%	51	43	- 15.7%
Days on Market Until Sale	4	11	+ 175.0%	9	21	+ 133.3%
Median Sales Price*	\$242,950	\$225,000	- 7.4%	\$214,000	\$285,000	+ 33.2%
Average Sales Price*	\$214,210	\$205,500	- 4.1%	\$205,661	\$245,379	+ 19.3%
Percent of List Price Received*	102.8%	100.4%	- 2.3%	100.8%	101.1%	+ 0.3%
Inventory of Homes for Sale	12	0	- 100.0%	--	--	--
Months Supply of Inventory	1.7	--	--	--	--	--

\* 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.

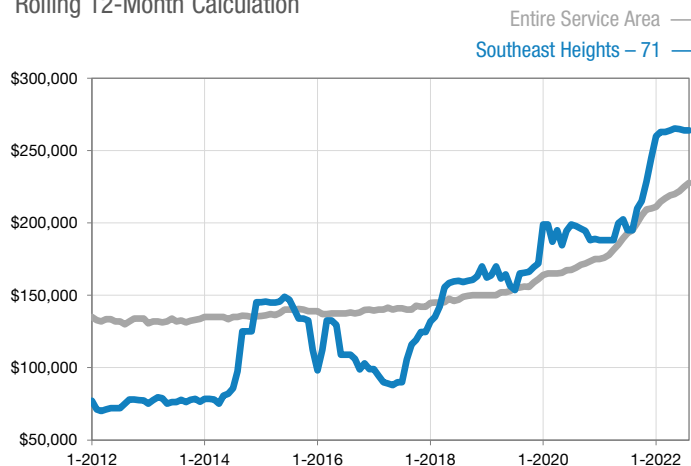
### Median Sales Price - Single-Family Detached

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.