

Local Market Update for September 2022

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



Far North Valley – 102

East of Rio Grande River, South of Sandoval County Line, West of I-25, North of Alameda Blvd NE

| Single-Family Detached | September | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-------------|----------------|
| Key Metrics | 2021 | 2022 | Percent Change | Thru 9-2021 | Thru 9-2022 | Percent Change |
| New Listings | 1 | 3 | + 200.0% | 28 | 34 | + 21.4% |
| Pending Sales | 1 | 3 | + 200.0% | 19 | 28 | + 47.4% |
| Closed Sales | 5 | 1 | - 80.0% | 22 | 26 | + 18.2% |
| Days on Market Until Sale | 44 | 64 | + 45.5% | 59 | 25 | - 57.6% |
| Median Sales Price* | \$360,000 | \$192,500 | - 46.5% | \$489,848 | \$527,500 | + 7.7% |
| Average Sales Price* | \$398,800 | \$192,500 | - 51.7% | \$603,956 | \$719,908 | + 19.2% |
| Percent of List Price Received* | 99.2% | 96.3% | - 2.9% | 100.2% | 98.9% | - 1.3% |
| Inventory of Homes for Sale | 6 | 7 | + 16.7% | -- | -- | -- |
| Months Supply of Inventory | 2.0 | 2.3 | + 15.0% | -- | -- | -- |

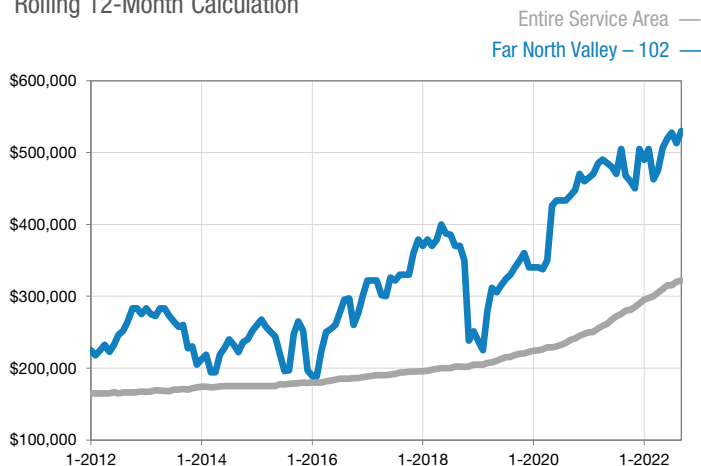
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | September | | | Year to Date | | |
|---------------------------------|-----------|------|----------------|--------------|-------------|----------------|
| Key Metrics | 2021 | 2022 | Percent Change | Thru 9-2021 | Thru 9-2022 | Percent Change |
| New Listings | 0 | 0 | 0.0% | 2 | 0 | - 100.0% |
| Pending Sales | 0 | 0 | 0.0% | 1 | 0 | - 100.0% |
| Closed Sales | 0 | 0 | 0.0% | 1 | 0 | - 100.0% |
| Days on Market Until Sale | -- | -- | -- | 30 | -- | -- |
| Median Sales Price* | -- | -- | -- | \$320,000 | -- | -- |
| Average Sales Price* | -- | -- | -- | \$320,000 | -- | -- |
| Percent of List Price Received* | -- | -- | -- | 97.3% | -- | -- |
| 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.

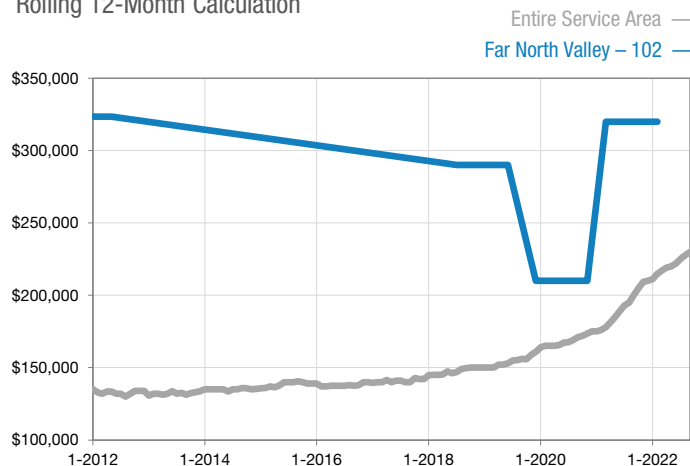
Median Sales Price - Single-Family Detached

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.