

Local Market Update for September 2022

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



87120

Single-Family Detached	September			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 9-2021	Thru 9-2022	Percent Change
New Listings	119	71	- 40.3%	1,100	898	- 18.4%
Pending Sales	106	73	- 31.1%	982	776	- 21.0%
Closed Sales	118	70	- 40.7%	954	776	- 18.7%
Days on Market Until Sale	8	22	+ 175.0%	12	14	+ 16.7%
Median Sales Price*	\$300,000	\$321,500	+ 7.2%	\$289,000	\$346,250	+ 19.8%
Average Sales Price*	\$326,797	\$373,896	+ 14.4%	\$319,657	\$393,386	+ 23.1%
Percent of List Price Received*	101.5%	98.8%	- 2.7%	101.4%	101.9%	+ 0.5%
Inventory of Homes for Sale	93	84	- 9.7%	--	--	--
Months Supply of Inventory	0.9	1.0	+ 11.1%	--	--	--

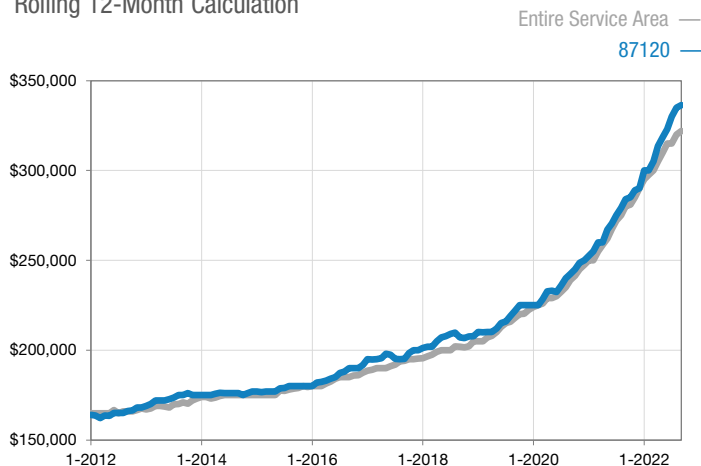
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 9-2021	Thru 9-2022	Percent Change
New Listings	15	16	+ 6.7%	148	123	- 16.9%
Pending Sales	12	10	- 16.7%	136	112	- 17.6%
Closed Sales	15	16	+ 6.7%	134	118	- 11.9%
Days on Market Until Sale	10	8	- 20.0%	11	7	- 36.4%
Median Sales Price*	\$220,000	\$227,000	+ 3.2%	\$197,450	\$229,000	+ 16.0%
Average Sales Price*	\$244,067	\$233,050	- 4.5%	\$217,115	\$251,549	+ 15.9%
Percent of List Price Received*	102.0%	100.8%	- 1.2%	101.8%	103.1%	+ 1.3%
Inventory of Homes for Sale	11	7	- 36.4%	--	--	--
Months Supply of Inventory	0.7	0.5	- 28.6%	--	--	--

* 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.

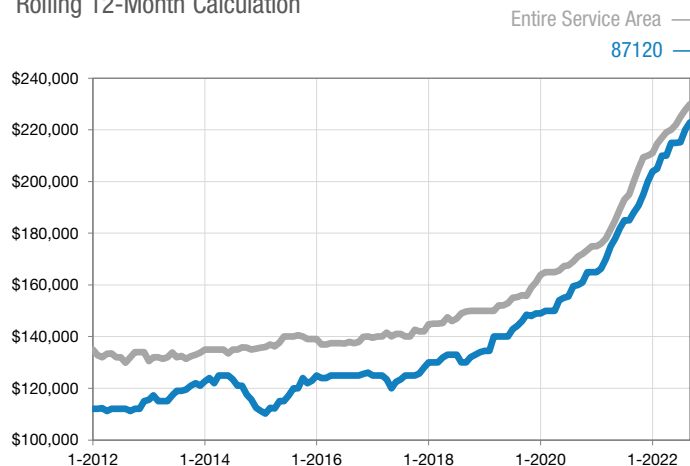
Median Sales Price - Single-Family Detached

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.