

Local Market Update for September 2022

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



South of I-40 – 230

South of Tijeras, North of CR A072, West of Valencia / Torrance County Line, East of Sandia Mountains

Single-Family Detached	September			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 9-2021	Thru 9-2022	Percent Change
New Listings	17	10	- 41.2%	83	64	- 22.9%
Pending Sales	7	4	- 42.9%	49	55	+ 12.2%
Closed Sales	6	7	+ 16.7%	44	56	+ 27.3%
Days on Market Until Sale	13	25	+ 92.3%	29	29	0.0%
Median Sales Price*	\$325,500	\$360,245	+ 10.7%	\$381,250	\$362,623	- 4.9%
Average Sales Price*	\$344,833	\$338,964	- 1.7%	\$382,484	\$379,773	- 0.7%
Percent of List Price Received*	99.9%	98.1%	- 1.8%	99.5%	98.6%	- 0.9%
Inventory of Homes for Sale	23	13	- 43.5%	--	--	--
Months Supply of Inventory	4.0	1.9	- 52.5%	--	--	--

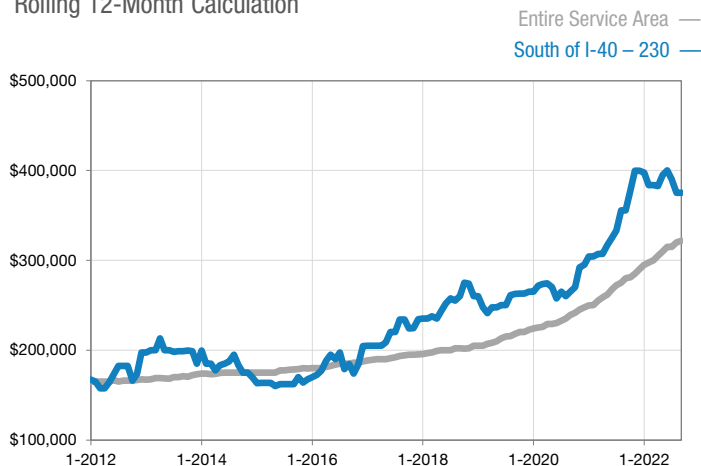
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	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.

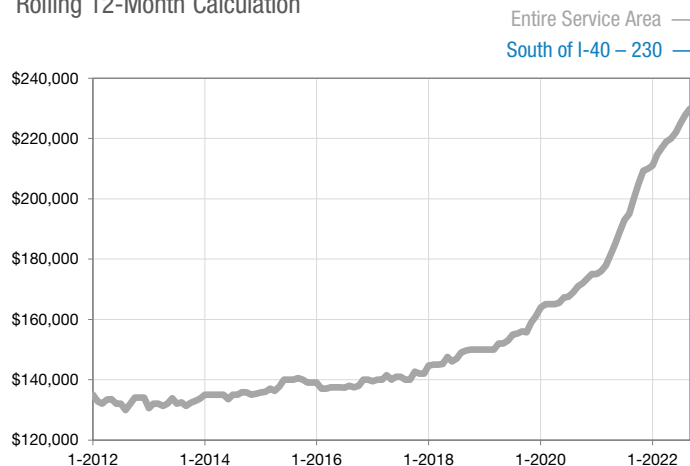
Median Sales Price - Single-Family Detached

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.