

Local Market Update for October 2022

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



San Ysidro / Jemez Springs – 190

San Ysidro, Jemez Springs, Ponderosa

| Single-Family Detached | October | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2021 | 2022 | Percent Change | Thru 10-2021 | Thru 10-2022 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 5 | 6 | + 20.0% | 35 | 38 | + 8.6% |
| Pending Sales | 6 | 4 | - 33.3% | 27 | 28 | + 3.7% |
| Closed Sales | 4 | 6 | + 50.0% | 21 | 27 | + 28.6% |
| Days on Market Until Sale | 36 | 46 | + 27.8% | 22 | 28 | + 27.3% |
| Median Sales Price* | \$244,500 | \$367,000 | + 50.1% | \$289,000 | \$340,000 | + 17.6% |
| Average Sales Price* | \$250,625 | \$415,667 | + 65.9% | \$277,214 | \$394,311 | + 42.2% |
| Percent of List Price Received* | 96.8% | 97.2% | + 0.4% | 99.7% | 96.2% | - 3.5% |
| Inventory of Homes for Sale | 10 | 9 | - 10.0% | -- | -- | -- |
| Months Supply of Inventory | 3.5 | 3.0 | - 14.3% | -- | -- | -- |

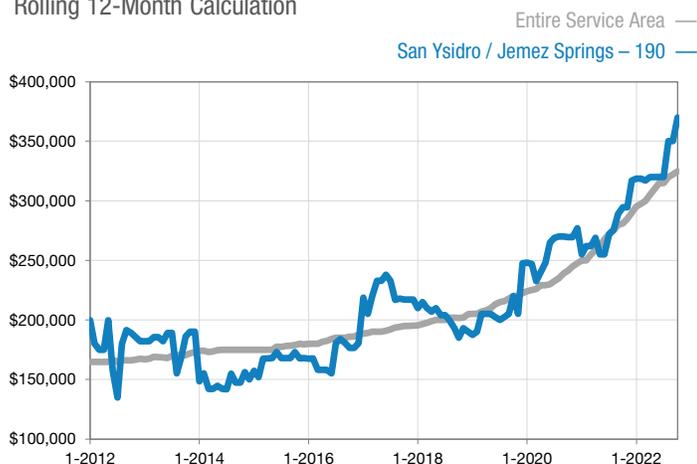
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | October | | | Year to Date | | |
|---------------------------------|---------|------|----------------|--------------|--------------|----------------|
| | 2021 | 2022 | Percent Change | Thru 10-2021 | Thru 10-2022 | Percent Change |
| Key Metrics | | | | | | |
| 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.

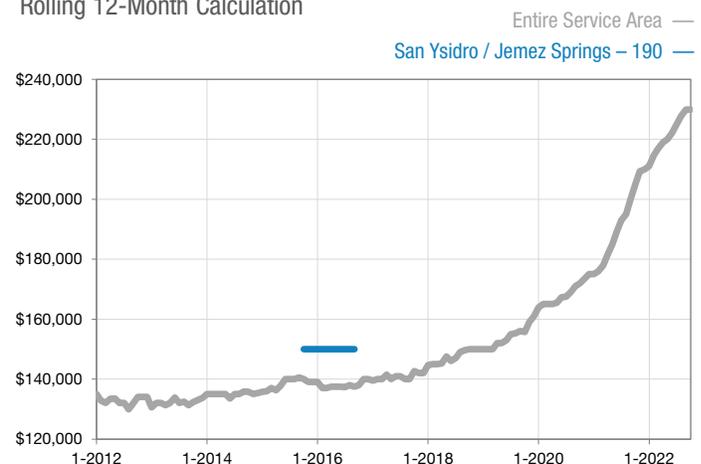
Median Sales Price - Single-Family Detached

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.