

Local Market Update for October 2022

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



North Albuquerque Acres Area – 20

East of Ventura St NE / Holbrook St NE, South of Elena Dr NE, West of Tennyson St NE, North of San Antonio Dr NE

Single-Family Detached	October			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
New Listings	6	14	+ 133.3%	170	124	- 27.1%
Pending Sales	14	5	- 64.3%	136	87	- 36.0%
Closed Sales	11	5	- 54.5%	138	84	- 39.1%
Days on Market Until Sale	33	42	+ 27.3%	23	18	- 21.7%
Median Sales Price*	\$750,000	\$788,000	+ 5.1%	\$705,000	\$781,500	+ 10.9%
Average Sales Price*	\$785,091	\$694,800	- 11.5%	\$751,531	\$869,609	+ 15.7%
Percent of List Price Received*	99.6%	98.7%	- 0.9%	99.2%	100.7%	+ 1.5%
Inventory of Homes for Sale	19	21	+ 10.5%	--	--	--
Months Supply of Inventory	1.5	2.6	+ 73.3%	--	--	--

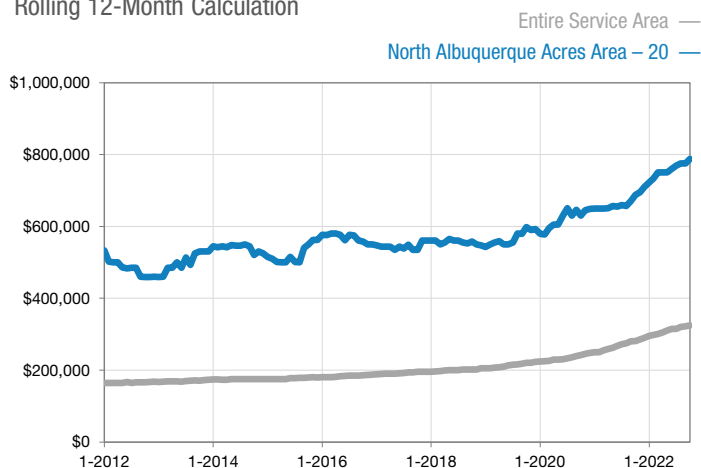
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
New Listings	0	0	0.0%	1	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	--	--	--	9	--	--
Median Sales Price*	--	--	--	\$300,000	--	--
Average Sales Price*	--	--	--	\$300,000	--	--
Percent of List Price Received*	--	--	--	100.0%	--	--
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.

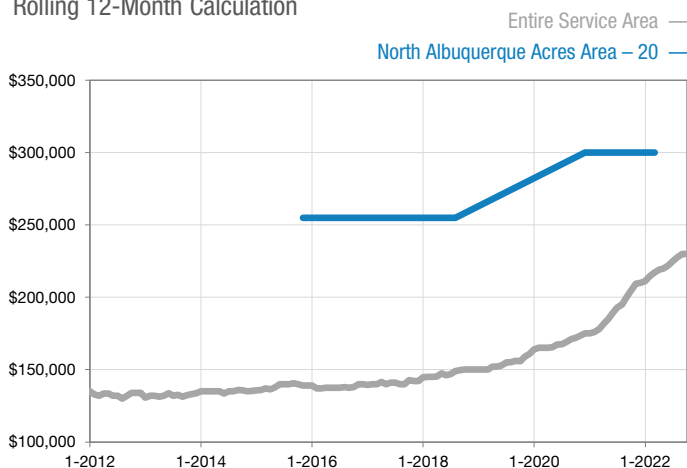
Median Sales Price - Single-Family Detached

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.