

Local Market Update for October 2022

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



Bernalillo / Algodones – 170

East of Rio Rancho Blvd, South of Rio Grande River, West of I-25, North of Sandia Reservation

Single-Family Detached	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	9	5	- 44.4%	94	100	+ 6.4%
Pending Sales	4	4	0.0%	87	80	- 8.0%
Closed Sales	5	7	+ 40.0%	89	88	- 1.1%
Days on Market Until Sale	18	37	+ 105.6%	31	21	- 32.3%
Median Sales Price*	\$368,650	\$390,000	+ 5.8%	\$355,000	\$390,000	+ 9.9%
Average Sales Price*	\$547,530	\$365,571	- 33.2%	\$392,612	\$425,280	+ 8.3%
Percent of List Price Received*	99.7%	96.3%	- 3.4%	100.5%	99.2%	- 1.3%
Inventory of Homes for Sale	13	13	0.0%	--	--	--
Months Supply of Inventory	1.6	1.6	0.0%	--	--	--

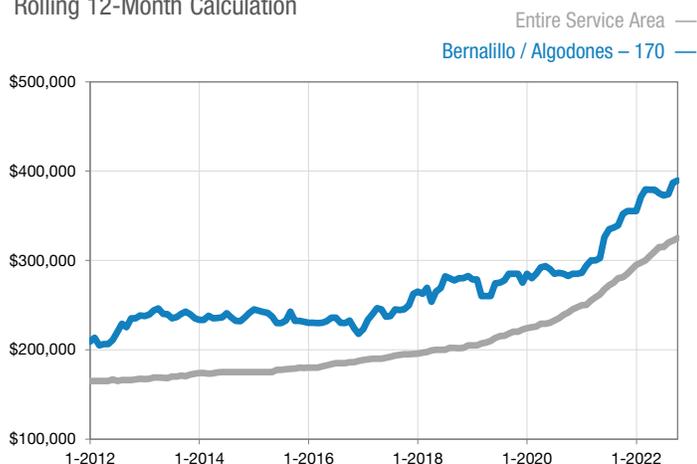
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	0	0	0.0%	2	2	0.0%
Pending Sales	0	0	0.0%	2	2	0.0%
Closed Sales	0	0	0.0%	2	2	0.0%
Days on Market Until Sale	--	--	--	4	5	+ 25.0%
Median Sales Price*	--	--	--	\$135,000	\$164,950	+ 22.2%
Average Sales Price*	--	--	--	\$135,000	\$164,950	+ 22.2%
Percent of List Price Received*	--	--	--	102.7%	100.0%	- 2.6%
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.

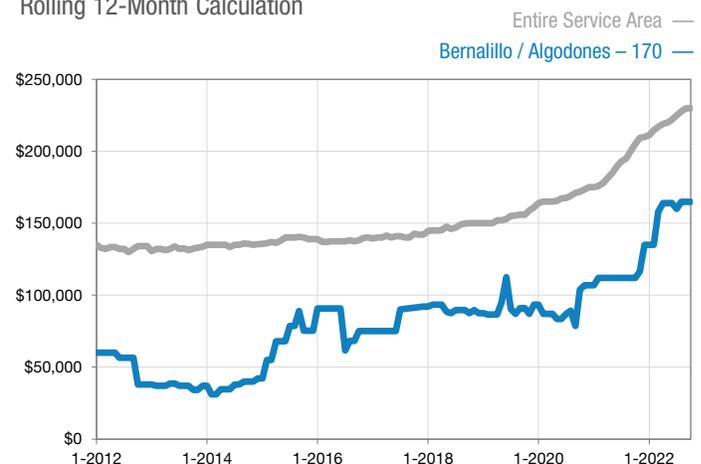
Median Sales Price - Single-Family Detached

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.