

Local Market Update for December 2022

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



Far Northeast Heights – 30

East of Wyoming Blvd NE, South of Paseo del Norte Blvd NE / San Antonio Dr NE, West of Tramway Blvd, North of Montgomery Blvd NE

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	25	18	- 28.0%	581	462	- 20.5%
Pending Sales	33	21	- 36.4%	542	399	- 26.4%
Closed Sales	34	22	- 35.3%	538	415	- 22.9%
Days on Market Until Sale	16	15	- 6.3%	12	11	- 8.3%
Median Sales Price*	\$428,000	\$363,500	- 15.1%	\$370,000	\$420,000	+ 13.5%
Average Sales Price*	\$435,720	\$424,864	- 2.5%	\$423,618	\$475,040	+ 12.1%
Percent of List Price Received*	101.0%	101.0%	0.0%	100.9%	101.7%	+ 0.8%
Inventory of Homes for Sale	13	28	+ 115.4%	--	--	--
Months Supply of Inventory	0.3	0.8	+ 166.7%	--	--	--

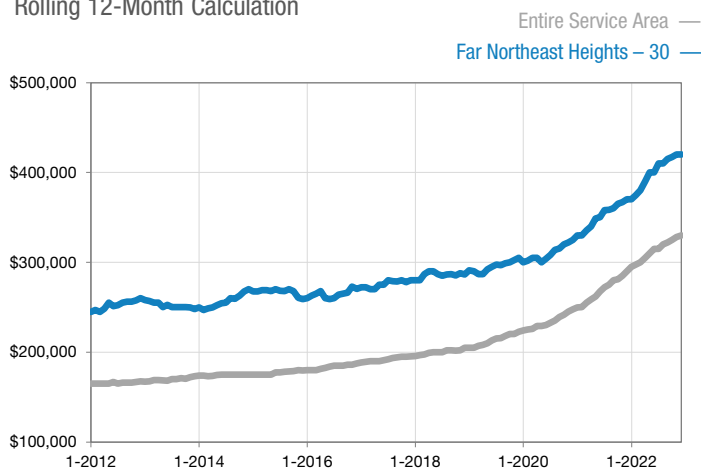
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	6	4	- 33.3%	146	135	- 7.5%
Pending Sales	7	5	- 28.6%	135	122	- 9.6%
Closed Sales	9	17	+ 88.9%	143	121	- 15.4%
Days on Market Until Sale	3	12	+ 300.0%	9	8	- 11.1%
Median Sales Price*	\$245,000	\$278,000	+ 13.5%	\$245,000	\$289,900	+ 18.3%
Average Sales Price*	\$263,389	\$268,912	+ 2.1%	\$255,127	\$298,849	+ 17.1%
Percent of List Price Received*	103.3%	99.8%	- 3.4%	101.5%	101.8%	+ 0.3%
Inventory of Homes for Sale	0	4	--	--	--	--
Months Supply of Inventory	--	0.4	--	--	--	--

* 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.

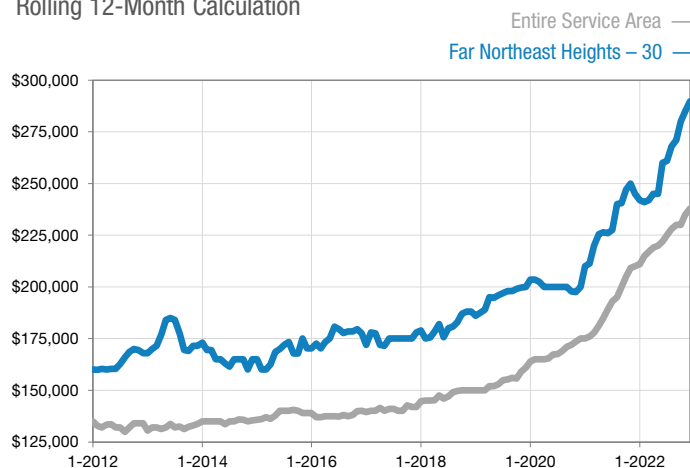
Median Sales Price - Single-Family Detached

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.