

Local Market Update for December 2022

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



87114

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	68	50	- 26.5%	1,449	1,162	- 19.8%
Pending Sales	67	44	- 34.3%	1,333	965	- 27.6%
Closed Sales	88	58	- 34.1%	1,363	1,011	- 25.8%
Days on Market Until Sale	11	24	+ 118.2%	11	13	+ 18.2%
Median Sales Price*	\$320,000	\$353,000	+ 10.3%	\$295,000	\$350,000	+ 18.6%
Average Sales Price*	\$341,917	\$367,329	+ 7.4%	\$323,636	\$384,720	+ 18.9%
Percent of List Price Received*	100.9%	98.7%	- 2.2%	101.5%	101.4%	- 0.1%
Inventory of Homes for Sale	56	86	+ 53.6%	--	--	--
Months Supply of Inventory	0.5	1.1	+ 120.0%	--	--	--

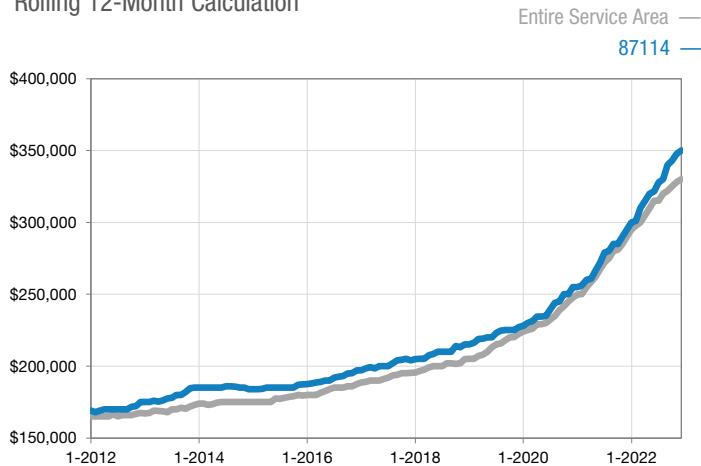
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	4	0	- 100.0%	59	49	- 16.9%
Pending Sales	4	1	- 75.0%	56	44	- 21.4%
Closed Sales	3	3	0.0%	55	48	- 12.7%
Days on Market Until Sale	3	17	+ 466.7%	8	4	- 50.0%
Median Sales Price*	\$128,500	\$200,000	+ 55.6%	\$178,000	\$200,000	+ 12.4%
Average Sales Price*	\$163,500	\$253,000	+ 54.7%	\$192,623	\$218,799	+ 13.6%
Percent of List Price Received*	101.9%	99.3%	- 2.6%	102.1%	102.9%	+ 0.8%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	0.4	0.3	- 25.0%	--	--	--

* 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.

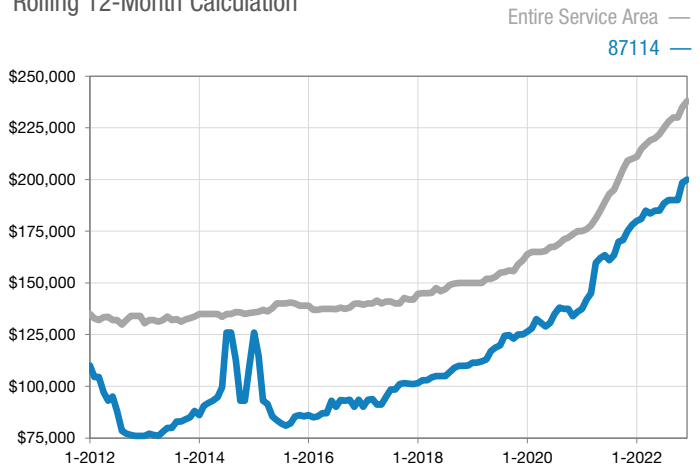
Median Sales Price - Single-Family Detached

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.