

Local Market Update for December 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	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	5	8	+ 60.0%	108	117	+ 8.3%
Pending Sales	7	8	+ 14.3%	106	94	- 11.3%
Closed Sales	7	8	+ 14.3%	101	103	+ 2.0%
Days on Market Until Sale	6	21	+ 250.0%	28	21	- 25.0%
Median Sales Price*	\$381,000	\$318,950	- 16.3%	\$355,000	\$389,000	+ 9.6%
Average Sales Price*	\$371,557	\$432,863	+ 16.5%	\$388,927	\$429,316	+ 10.4%
Percent of List Price Received*	101.1%	97.2%	- 3.9%	100.4%	99.1%	- 1.3%
Inventory of Homes for Sale	7	13	+ 85.7%	--	--	--
Months Supply of Inventory	0.8	1.7	+ 112.5%	--	--	--

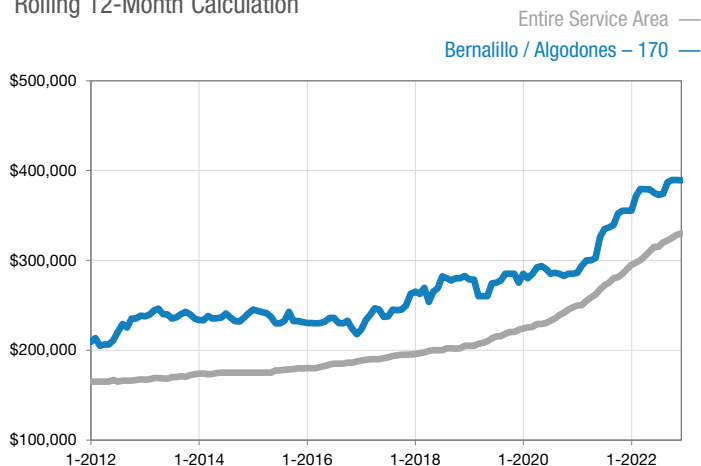
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	0	0	0.0%	2	3	+ 50.0%
Pending Sales	0	0	0.0%	2	3	+ 50.0%
Closed Sales	0	1	--	2	3	+ 50.0%
Days on Market Until Sale	--	3	--	4	4	0.0%
Median Sales Price*	--	\$179,000	--	\$135,000	\$170,000	+ 25.9%
Average Sales Price*	--	\$179,000	--	\$135,000	\$169,633	+ 25.7%
Percent of List Price Received*	--	100.0%	--	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.

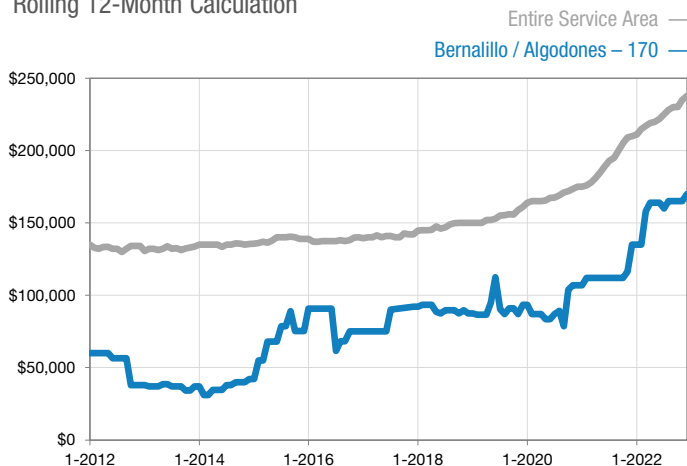
Median Sales Price - Single-Family Detached

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.