

Local Market Update for December 2022

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



87110

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	32	23	- 28.1%	703	550	- 21.8%
Pending Sales	39	29	- 25.6%	648	482	- 25.6%
Closed Sales	51	33	- 35.3%	643	499	- 22.4%
Days on Market Until Sale	18	24	+ 33.3%	15	14	- 6.7%
Median Sales Price*	\$269,900	\$299,900	+ 11.1%	\$263,000	\$285,000	+ 8.4%
Average Sales Price*	\$287,438	\$331,600	+ 15.4%	\$284,887	\$312,132	+ 9.6%
Percent of List Price Received*	100.0%	99.2%	- 0.8%	100.5%	100.9%	+ 0.4%
Inventory of Homes for Sale	27	23	- 14.8%	--	--	--
Months Supply of Inventory	0.5	0.6	+ 20.0%	--	--	--

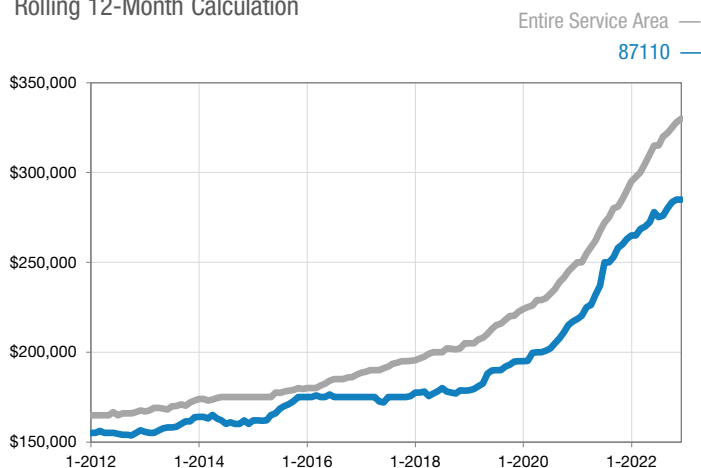
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	3	1	- 66.7%	59	60	+ 1.7%
Pending Sales	2	1	- 50.0%	52	61	+ 17.3%
Closed Sales	7	3	- 57.1%	56	61	+ 8.9%
Days on Market Until Sale	15	30	+ 100.0%	13	12	- 7.7%
Median Sales Price*	\$130,000	\$175,000	+ 34.6%	\$118,125	\$148,500	+ 25.7%
Average Sales Price*	\$148,069	\$193,167	+ 30.5%	\$133,802	\$172,589	+ 29.0%
Percent of List Price Received*	99.8%	99.1%	- 0.7%	99.1%	102.3%	+ 3.2%
Inventory of Homes for Sale	5	1	- 80.0%	--	--	--
Months Supply of Inventory	1.2	0.2	- 83.3%	--	--	--

* 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.

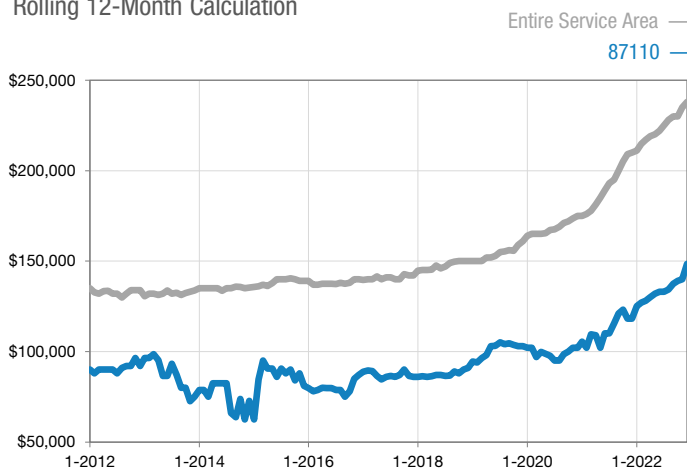
Median Sales Price - Single-Family Detached

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.