

# Local Market Update for December 2022

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



## Valley Farms – 91

East of Coors Blvd SW, South of Rio Bravo Blvd SW, West / North of I-25

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	2	5	+ 150.0%	117	147	+ 25.6%
Pending Sales	7	4	- 42.9%	98	95	- 3.1%
Closed Sales	9	7	- 22.2%	98	98	0.0%
Days on Market Until Sale	59	21	- 64.4%	24	21	- 12.5%
Median Sales Price*	\$390,000	\$275,000	- 29.5%	\$277,500	\$282,500	+ 1.8%
Average Sales Price*	\$458,778	\$348,414	- 24.1%	\$348,520	\$361,103	+ 3.6%
Percent of List Price Received*	98.8%	101.6%	+ 2.8%	100.4%	99.2%	- 1.2%
Inventory of Homes for Sale	9	16	+ 77.8%	--	--	--
Months Supply of Inventory	1.1	2.0	+ 81.8%	--	--	--

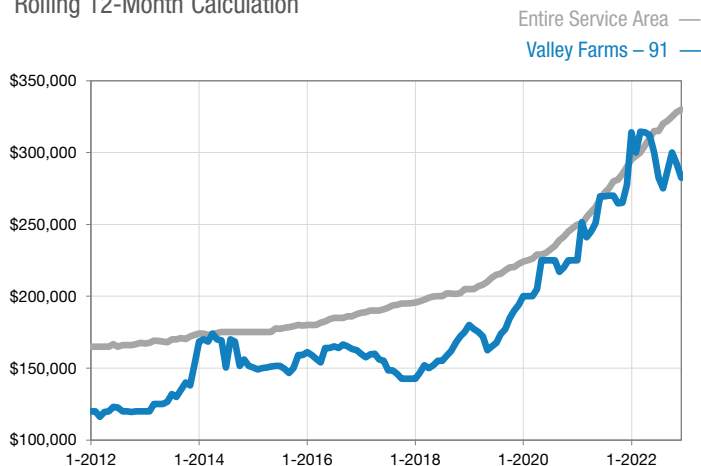
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Average Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--
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.

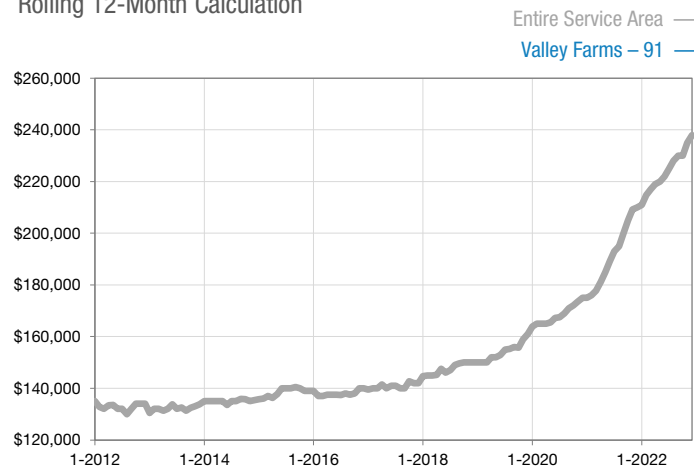
### Median Sales Price - Single-Family Detached

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.