

Local Market Update for December 2022

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



Zuzax, Tijeras – 240

North of Tijeras, South of Frost Rd, East of Gutierrez Canyon, West of Hwy 217

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	2	2	0.0%	113	101	- 10.6%
Pending Sales	5	5	0.0%	91	82	- 9.9%
Closed Sales	7	5	- 28.6%	95	81	- 14.7%
Days on Market Until Sale	38	13	- 65.8%	20	24	+ 20.0%
Median Sales Price*	\$485,000	\$385,000	- 20.6%	\$425,000	\$425,000	0.0%
Average Sales Price*	\$499,988	\$369,158	- 26.2%	\$455,982	\$473,057	+ 3.7%
Percent of List Price Received*	97.9%	98.8%	+ 0.9%	99.6%	99.4%	- 0.2%
Inventory of Homes for Sale	7	4	- 42.9%	--	--	--
Months Supply of Inventory	0.9	0.6	- 33.3%	--	--	--

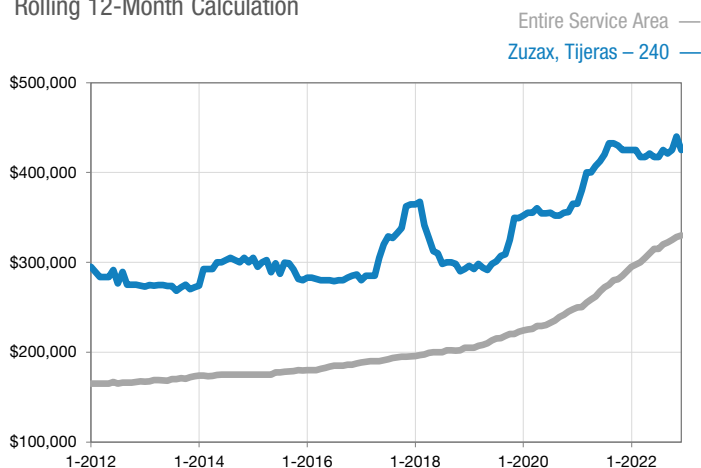
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

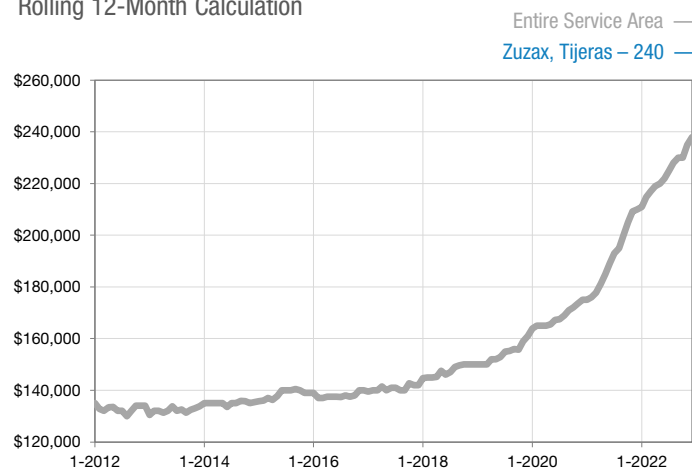
Median Sales Price - Single-Family Detached

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.