

Local Market Update for December 2022

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



87121

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	62	46	- 25.8%	947	914	- 3.5%
Pending Sales	47	56	+ 19.1%	876	789	- 9.9%
Closed Sales	74	45	- 39.2%	898	784	- 12.7%
Days on Market Until Sale	16	20	+ 25.0%	8	11	+ 37.5%
Median Sales Price*	\$235,000	\$250,000	+ 6.4%	\$219,650	\$252,000	+ 14.7%
Average Sales Price*	\$229,138	\$249,308	+ 8.8%	\$219,897	\$258,475	+ 17.5%
Percent of List Price Received*	101.4%	99.0%	- 2.4%	102.0%	101.5%	- 0.5%
Inventory of Homes for Sale	44	54	+ 22.7%	--	--	--
Months Supply of Inventory	0.6	0.8	+ 33.3%	--	--	--

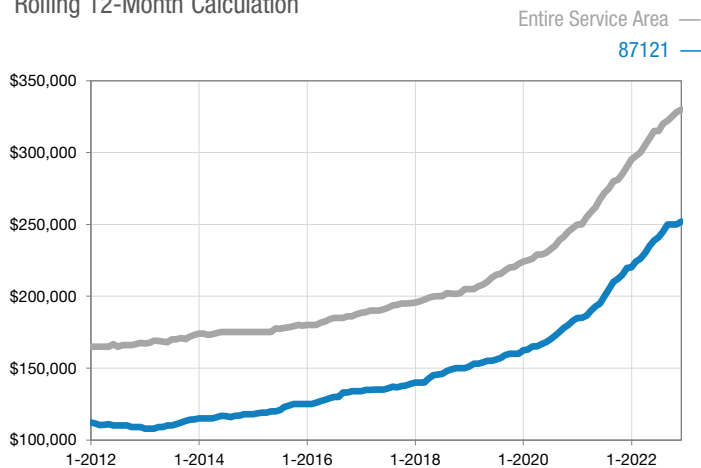
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	4	2	- 50.0%	22	20	- 9.1%
Pending Sales	1	0	- 100.0%	16	20	+ 25.0%
Closed Sales	0	0	0.0%	20	20	0.0%
Days on Market Until Sale	--	--	--	5	6	+ 20.0%
Median Sales Price*	--	--	--	\$168,750	\$197,500	+ 17.0%
Average Sales Price*	--	--	--	\$171,622	\$199,200	+ 16.1%
Percent of List Price Received*	--	--	--	101.1%	103.3%	+ 2.2%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	2.1	1.5	- 28.6%	--	--	--

* 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.

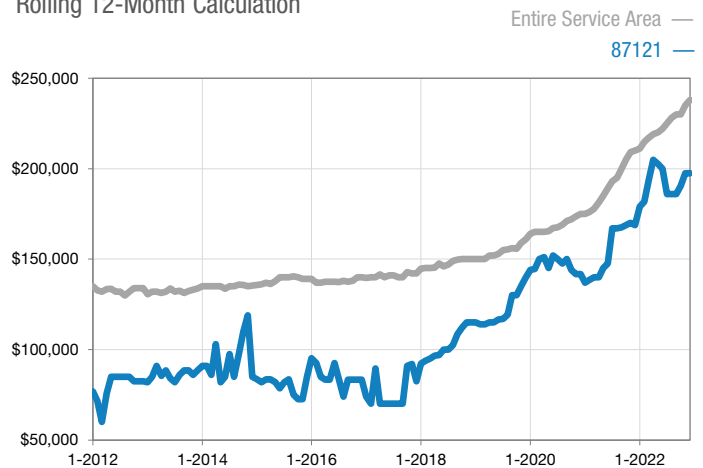
Median Sales Price - Single-Family Detached

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.