

# Local Market Update for December 2022

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



## Rio Rancho Mid – 150

East of Rainbow Blvd, South of Northern Blvd, West of Corrales, North of Southern Blvd

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	31	25	- 19.4%	768	685	- 10.8%
Pending Sales	35	37	+ 5.7%	725	574	- 20.8%
Closed Sales	59	42	- 28.8%	745	579	- 22.3%
Days on Market Until Sale	13	22	+ 69.2%	10	12	+ 20.0%
Median Sales Price*	\$279,000	<b>\$297,000</b>	+ 6.5%	\$274,500	<b>\$305,000</b>	+ 11.1%
Average Sales Price*	\$309,969	<b>\$316,371</b>	+ 2.1%	\$300,643	<b>\$343,929</b>	+ 14.4%
Percent of List Price Received*	101.3%	<b>99.2%</b>	- 2.1%	101.6%	<b>101.5%</b>	- 0.1%
Inventory of Homes for Sale	22	42	+ 90.9%	--	--	--
Months Supply of Inventory	0.4	<b>0.9</b>	+ 125.0%	--	--	--

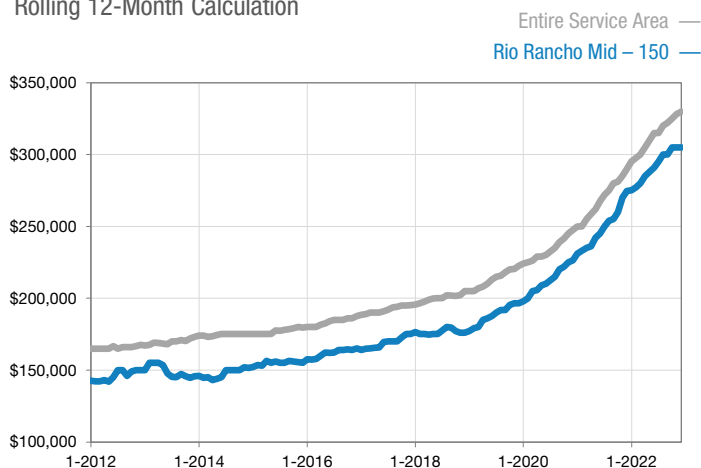
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	1	3	+ 200.0%	76	53	- 30.3%
Pending Sales	2	2	0.0%	71	53	- 25.4%
Closed Sales	3	2	- 33.3%	75	53	- 29.3%
Days on Market Until Sale	3	7	+ 133.3%	8	9	+ 12.5%
Median Sales Price*	\$133,500	<b>\$155,500</b>	+ 16.5%	\$147,000	<b>\$211,000</b>	+ 43.5%
Average Sales Price*	\$165,833	<b>\$155,500</b>	- 6.2%	\$167,505	<b>\$217,249</b>	+ 29.7%
Percent of List Price Received*	105.7%	<b>100.0%</b>	- 5.4%	101.6%	<b>101.4%</b>	- 0.2%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--
Months Supply of Inventory	0.5	<b>0.5</b>	0.0%	--	--	--

\* 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.

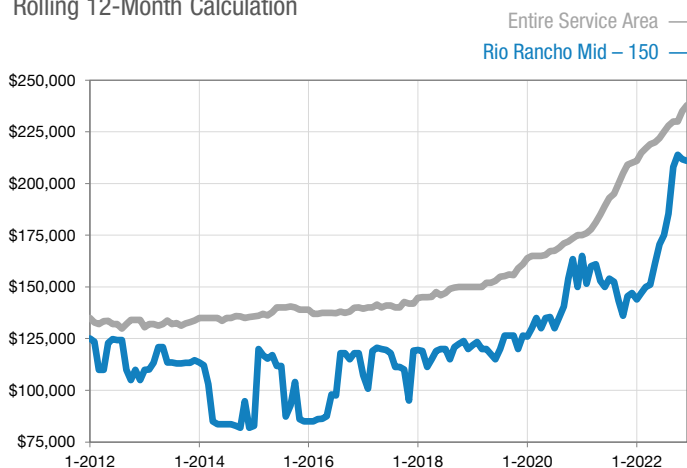
### Median Sales Price - Single-Family Detached

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.