

Local Market Update for December 2022

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



North Socorro – 620

La Joya Wildlife Area from Valencia County Line, South to Rio Salado Including Veguita, La Joya, Bernardo and Sabinal

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	1	1	0.0%	20	30	+ 50.0%
Pending Sales	1	1	0.0%	18	18	0.0%
Closed Sales	1	0	- 100.0%	20	16	- 20.0%
Days on Market Until Sale	2	--	--	121	52	- 57.0%
Median Sales Price*	\$275,500	--	--	\$210,000	\$244,500	+ 16.4%
Average Sales Price*	\$275,500	--	--	\$211,225	\$280,478	+ 32.8%
Percent of List Price Received*	98.7%	--	--	96.2%	96.7%	+ 0.5%
Inventory of Homes for Sale	6	7	+ 16.7%	--	--	--
Months Supply of Inventory	3.7	3.9	+ 5.4%	--	--	--

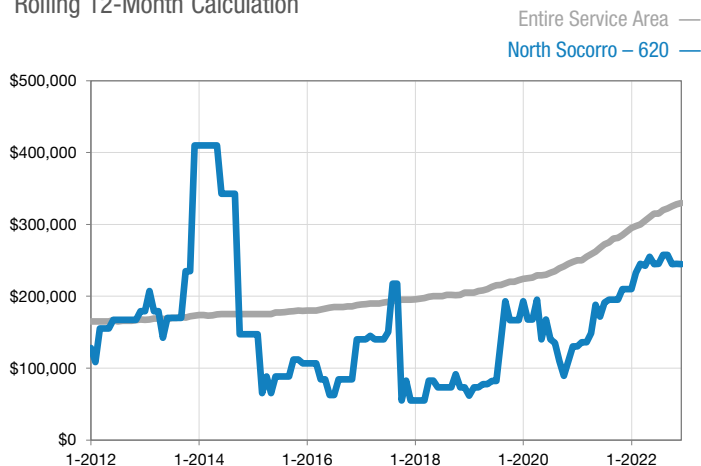
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	1	--
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	0	0.0%	0	1	--
Days on Market Until Sale	--	--	--	--	9	--
Median Sales Price*	--	--	--	--	\$132,000	--
Average Sales Price*	--	--	--	--	\$132,000	--
Percent of List Price Received*	--	--	--	--	91.0%	--
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.

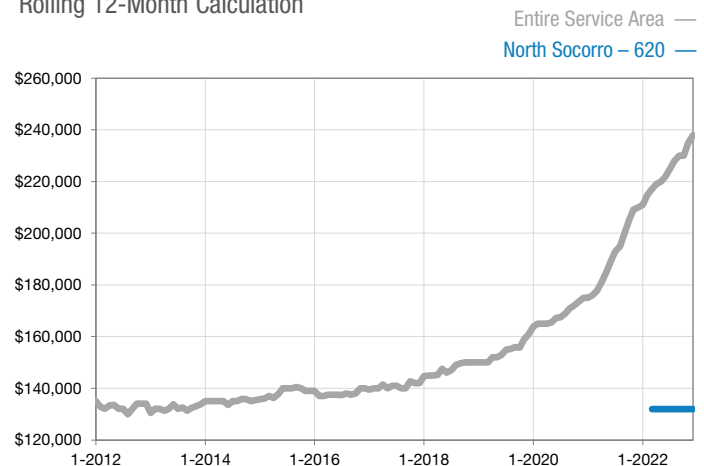
Median Sales Price - Single-Family Detached

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.