

Local Market Update for December 2022

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



North of I-40 – 220

North of I-40, West of Golden, East of Sandia Mountains, NW of Gutierrez Canyon

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	6	6	0.0%	208	151	- 27.4%
Pending Sales	10	6	- 40.0%	182	128	- 29.7%
Closed Sales	15	5	- 66.7%	186	134	- 28.0%
Days on Market Until Sale	23	40	+ 73.9%	26	30	+ 15.4%
Median Sales Price*	\$472,000	\$465,000	- 1.5%	\$453,000	\$465,500	+ 2.8%
Average Sales Price*	\$512,533	\$486,800	- 5.0%	\$490,170	\$517,593	+ 5.6%
Percent of List Price Received*	99.1%	97.5%	- 1.6%	99.6%	99.4%	- 0.2%
Inventory of Homes for Sale	15	15	0.0%	--	--	--
Months Supply of Inventory	1.0	1.4	+ 40.0%	--	--	--

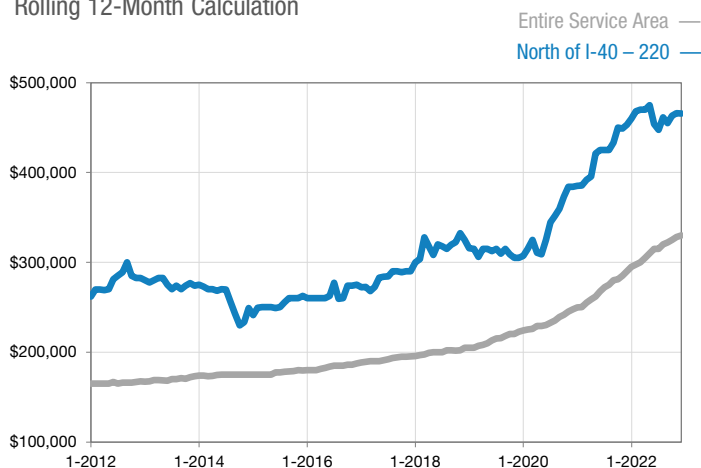
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	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.

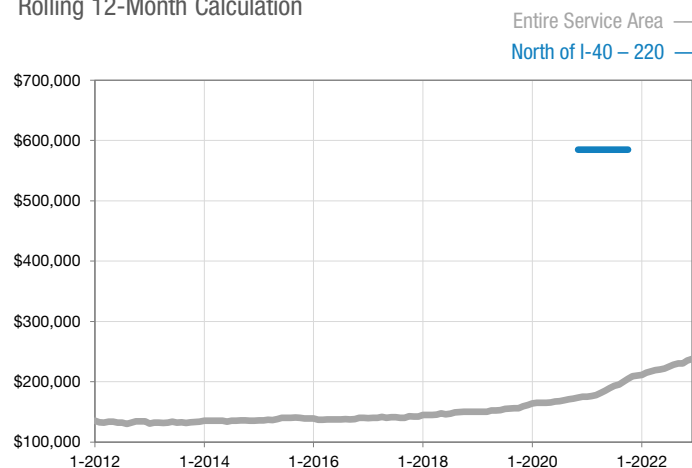
Median Sales Price - Single-Family Detached

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.