

# Local Market Update for December 2022

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



## Northwest Heights – 110

East of Paseo del Volcan, South of Paseo del Norte Blvd NE, West of Coors Blvd NW / Rio Grande River, North of Unser Blvd NW

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	45	42	- 6.7%	932	872	- 6.4%
Pending Sales	42	40	- 4.8%	839	711	- 15.3%
Closed Sales	73	38	- 47.9%	835	739	- 11.5%
Days on Market Until Sale	15	41	+ 173.3%	14	20	+ 42.9%
Median Sales Price*	\$347,500	\$370,000	+ 6.5%	\$328,000	\$390,000	+ 18.9%
Average Sales Price*	\$400,622	\$429,021	+ 7.1%	\$356,560	\$431,586	+ 21.0%
Percent of List Price Received*	100.4%	98.6%	- 1.8%	101.0%	100.7%	- 0.3%
Inventory of Homes for Sale	46	73	+ 58.7%	--	--	--
Months Supply of Inventory	0.7	1.2	+ 71.4%	--	--	--

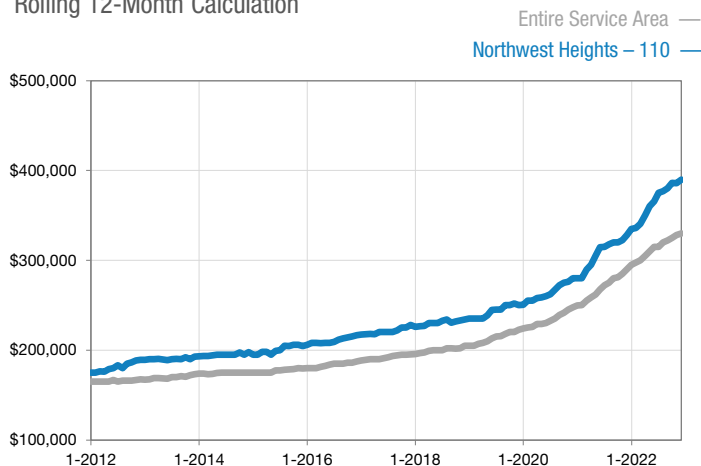
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	3	1	- 66.7%	57	46	- 19.3%
Pending Sales	4	1	- 75.0%	57	42	- 26.3%
Closed Sales	3	1	- 66.7%	56	46	- 17.9%
Days on Market Until Sale	9	4	- 55.6%	18	8	- 55.6%
Median Sales Price*	\$295,000	\$245,000	- 16.9%	\$221,500	\$251,250	+ 13.4%
Average Sales Price*	\$299,333	\$245,000	- 18.2%	\$260,212	\$295,637	+ 13.6%
Percent of List Price Received*	103.4%	102.1%	- 1.3%	101.6%	102.2%	+ 0.6%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	--	0.6	--	--	--	--

\* 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.

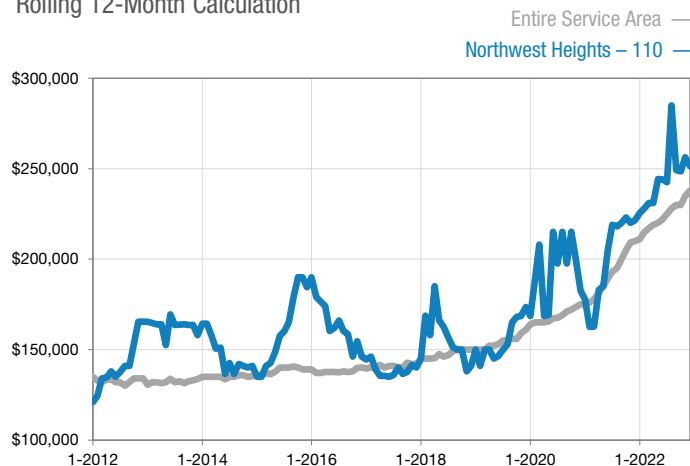
### Median Sales Price - Single-Family Detached

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.