

# Local Market Update for December 2022

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



## 87031

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	45	40	- 11.1%	695	705	+ 1.4%
Pending Sales	35	40	+ 14.3%	603	501	- 16.9%
Closed Sales	51	27	- 47.1%	609	515	- 15.4%
Days on Market Until Sale	18	35	+ 94.4%	21	27	+ 28.6%
Median Sales Price*	\$280,500	\$299,500	+ 6.8%	\$263,300	\$295,000	+ 12.0%
Average Sales Price*	\$292,738	\$323,660	+ 10.6%	\$278,207	\$315,997	+ 13.6%
Percent of List Price Received*	99.9%	98.3%	- 1.6%	100.2%	99.8%	- 0.4%
Inventory of Homes for Sale	73	126	+ 72.6%	--	--	--
Months Supply of Inventory	1.5	3.0	+ 100.0%	--	--	--

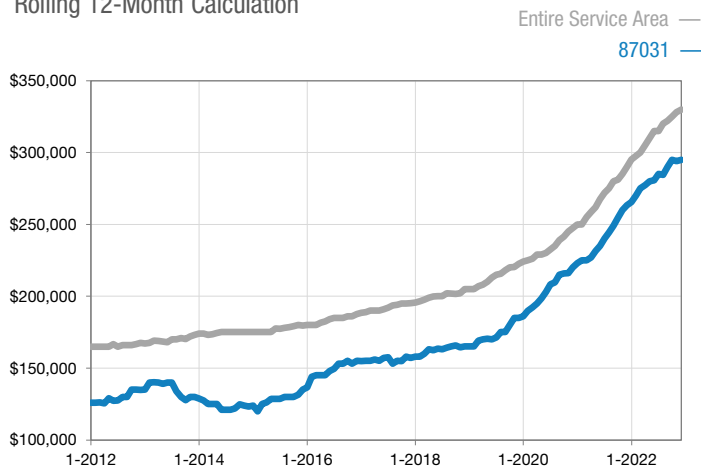
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	2	0	- 100.0%	35	15	- 57.1%
Pending Sales	1	0	- 100.0%	33	14	- 57.6%
Closed Sales	3	0	- 100.0%	34	15	- 55.9%
Days on Market Until Sale	9	--	--	7	7	0.0%
Median Sales Price*	\$199,000	--	--	\$177,500	\$205,900	+ 16.0%
Average Sales Price*	\$205,667	--	--	\$179,351	\$206,007	+ 14.9%
Percent of List Price Received*	102.5%	--	--	101.4%	104.7%	+ 3.3%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.4	0.6	+ 50.0%	--	--	--

\* 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.

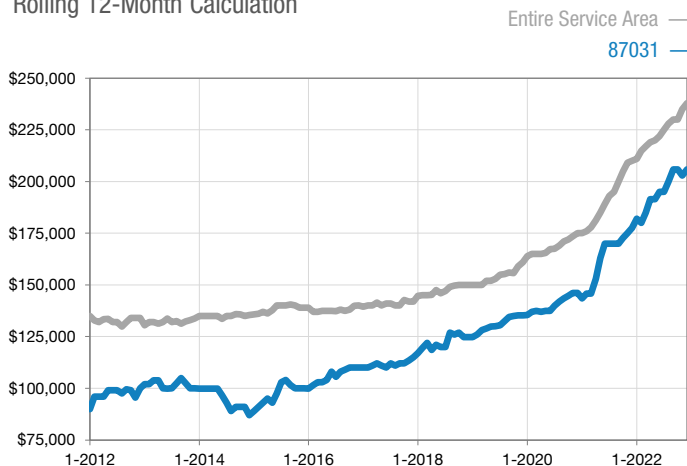
### Median Sales Price - Single-Family Detached

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.