

# Local Market Update for December 2022

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



## 87104

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	6	3	- 50.0%	156	122	- 21.8%
Pending Sales	12	3	- 75.0%	137	101	- 26.3%
Closed Sales	4	6	+ 50.0%	134	113	- 15.7%
Days on Market Until Sale	27	10	- 63.0%	19	20	+ 5.3%
Median Sales Price*	\$619,950	<b>\$542,500</b>	- 12.5%	\$407,500	<b>\$449,990</b>	+ 10.4%
Average Sales Price*	\$621,975	<b>\$497,229</b>	- 20.1%	\$421,096	<b>\$470,506</b>	+ 11.7%
Percent of List Price Received*	101.5%	<b>103.0%</b>	+ 1.5%	100.0%	<b>100.6%</b>	+ 0.6%
Inventory of Homes for Sale	7	5	- 28.6%	--	--	--
Months Supply of Inventory	0.6	<b>0.6</b>	0.0%	--	--	--

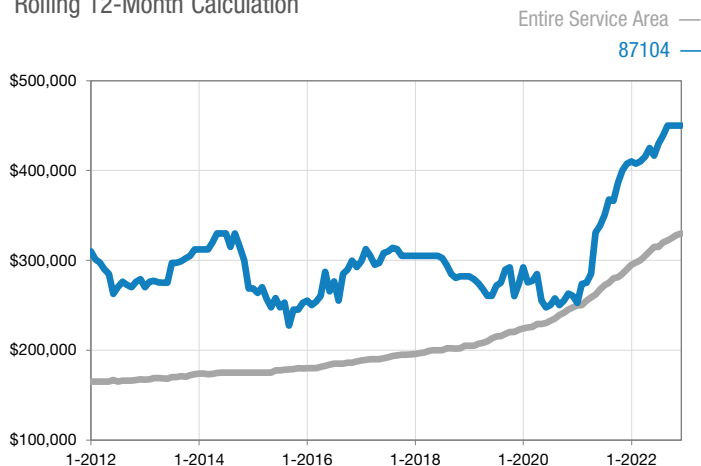
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	47	27	- 42.6%
Pending Sales	2	2	0.0%	43	28	- 34.9%
Closed Sales	2	2	0.0%	40	29	- 27.5%
Days on Market Until Sale	3	30	+ 900.0%	13	13	0.0%
Median Sales Price*	\$200,000	<b>\$392,625</b>	+ 96.3%	\$274,150	<b>\$293,000</b>	+ 6.9%
Average Sales Price*	\$200,000	<b>\$392,625</b>	+ 96.3%	\$300,942	<b>\$315,218</b>	+ 4.7%
Percent of List Price Received*	107.9%	<b>100.5%</b>	- 6.9%	100.4%	<b>101.1%</b>	+ 0.7%
Inventory of Homes for Sale	4	0	- 100.0%	--	--	--
Months Supply of Inventory	1.1	--	--	--	--	--

\* 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.

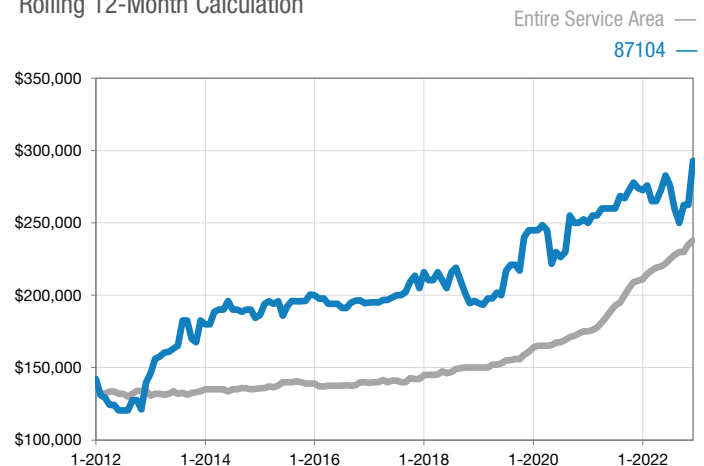
### Median Sales Price - Single-Family Detached

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.