

# Local Market Update for December 2022

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



## 87108

Single-Family Detached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	17	11	- 35.3%	378	297	- 21.4%
Pending Sales	18	18	0.0%	331	247	- 25.4%
Closed Sales	21	11	- 47.6%	336	254	- 24.4%
Days on Market Until Sale	9	32	+ 255.6%	19	17	- 10.5%
Median Sales Price*	\$250,000	<b>\$210,000</b>	- 16.0%	\$235,000	<b>\$261,000</b>	+ 11.1%
Average Sales Price*	\$312,457	<b>\$263,374</b>	- 15.7%	\$255,651	<b>\$305,153</b>	+ 19.4%
Percent of List Price Received*	100.8%	<b>98.4%</b>	- 2.4%	100.4%	<b>101.4%</b>	+ 1.0%
Inventory of Homes for Sale	16	20	+ 25.0%	--	--	--
Months Supply of Inventory	0.6	1.0	+ 66.7%	--	--	--

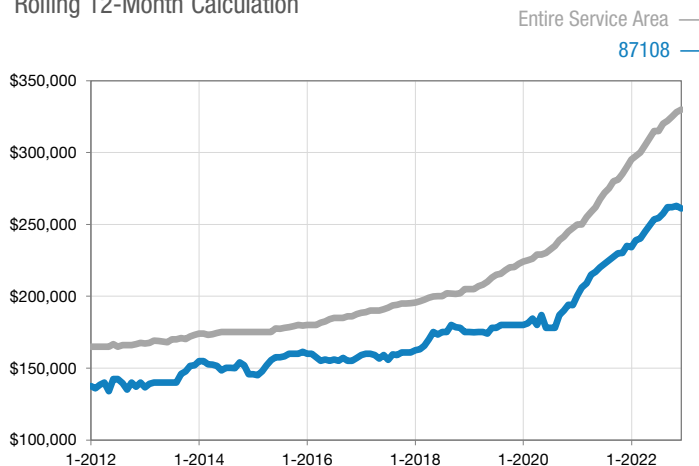
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	2	1	- 50.0%	43	31	- 27.9%
Pending Sales	1	2	+ 100.0%	44	26	- 40.9%
Closed Sales	2	1	- 50.0%	47	25	- 46.8%
Days on Market Until Sale	6	7	+ 16.7%	30	22	- 26.7%
Median Sales Price*	\$232,500	<b>\$175,000</b>	- 24.7%	\$155,000	<b>\$165,000</b>	+ 6.5%
Average Sales Price*	\$232,500	<b>\$175,000</b>	- 24.7%	\$196,964	<b>\$175,856</b>	- 10.7%
Percent of List Price Received*	108.0%	<b>103.6%</b>	- 4.1%	99.0%	<b>99.6%</b>	+ 0.6%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.3	0.8	+ 166.7%	--	--	--

\* 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.

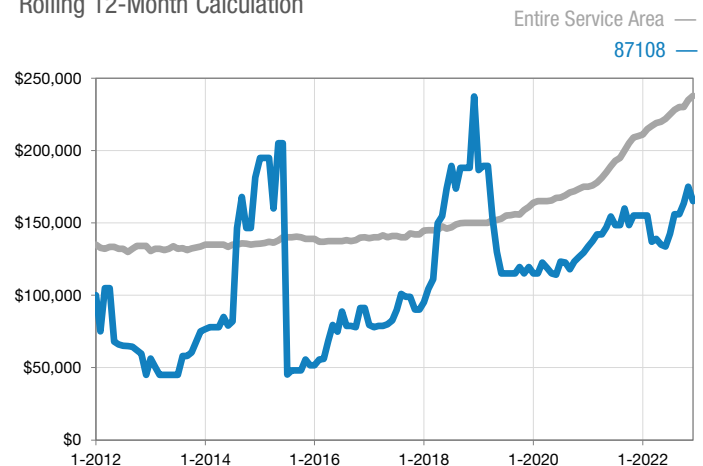
### Median Sales Price - Single-Family Detached

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.