

# Local Market Update for February 2023

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



## 87004

Single-Family Detached	February			Year to Date		
	2022	2023	Percent Change	Thru 2-2022	Thru 2-2023	Percent Change
<b>Key Metrics</b>						
New Listings	10	7	- 30.0%	11	14	+ 27.3%
Pending Sales	8	8	0.0%	12	16	+ 33.3%
Closed Sales	7	8	+ 14.3%	17	10	- 41.2%
Days on Market Until Sale	17	51	+ 200.0%	27	49	+ 81.5%
Median Sales Price*	\$297,000	<b>\$377,500</b>	+ 27.1%	\$326,000	<b>\$377,500</b>	+ 15.8%
Average Sales Price*	\$297,158	<b>\$371,000</b>	+ 24.8%	\$321,911	<b>\$391,300</b>	+ 21.6%
Percent of List Price Received*	96.6%	<b>97.2%</b>	+ 0.6%	98.4%	<b>97.6%</b>	- 0.8%
Inventory of Homes for Sale	6	8	+ 33.3%	--	--	--
Months Supply of Inventory	0.8	1.1	+ 37.5%	--	--	--

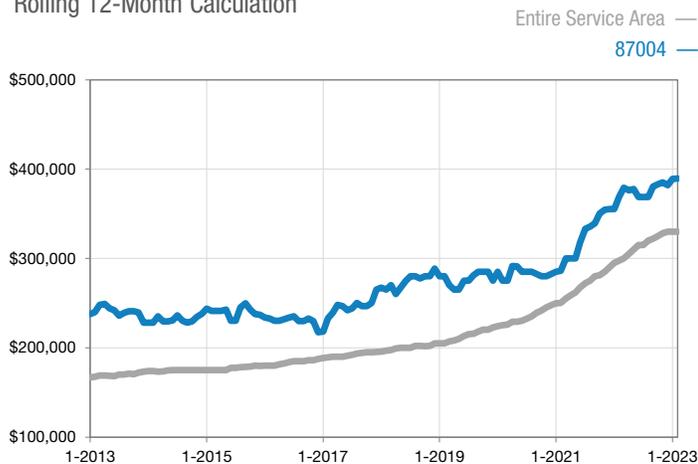
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
	2022	2023	Percent Change	Thru 2-2022	Thru 2-2023	Percent Change
<b>Key Metrics</b>						
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.

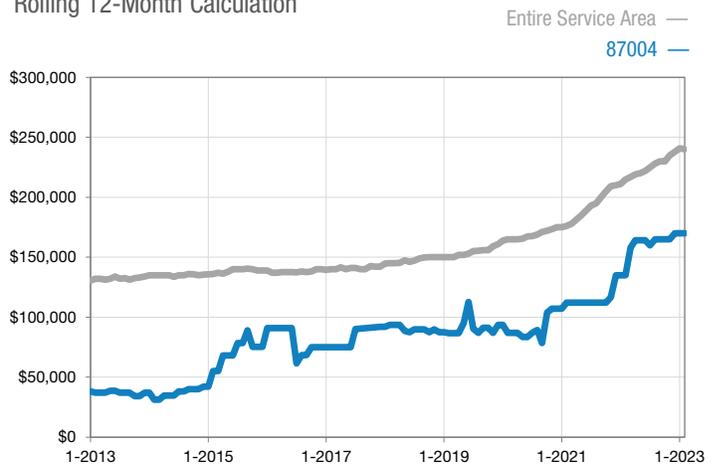
### Median Sales Price - Single-Family Detached

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.