

Local Market Update for February 2023

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



87016

Single-Family Detached	February			Year to Date		
	2022	2023	Percent Change	Thru 2-2022	Thru 2-2023	Percent Change
Key Metrics						
New Listings	1	2	+ 100.0%	2	4	+ 100.0%
Pending Sales	4	1	- 75.0%	6	1	- 83.3%
Closed Sales	2	0	- 100.0%	2	1	- 50.0%
Days on Market Until Sale	35	--	--	35	89	+ 154.3%
Median Sales Price*	\$287,500	--	--	\$287,500	\$580,000	+ 101.7%
Average Sales Price*	\$287,500	--	--	\$287,500	\$580,000	+ 101.7%
Percent of List Price Received*	99.0%	--	--	99.0%	97.5%	- 1.5%
Inventory of Homes for Sale	2	6	+ 200.0%	--	--	--
Months Supply of Inventory	0.8	3.7	+ 362.5%	--	--	--

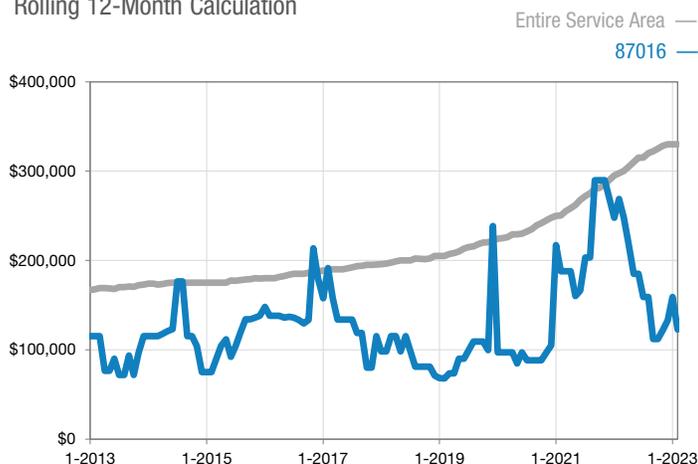
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
	2022	2023	Percent Change	Thru 2-2022	Thru 2-2023	Percent Change
Key Metrics						
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Days on Market Until Sale	85	--	--	85	--	--
Median Sales Price*	\$65,000	--	--	\$65,000	--	--
Average Sales Price*	\$65,000	--	--	\$65,000	--	--
Percent of List Price Received*	72.2%	--	--	72.2%	--	--
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.

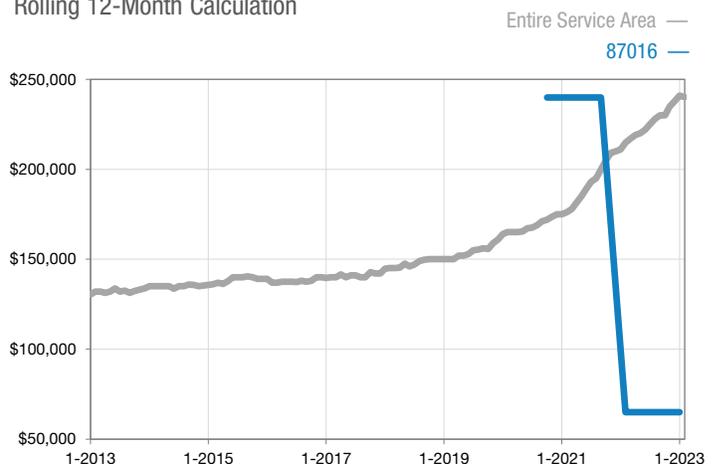
Median Sales Price - Single-Family Detached

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.