

Local Market Update for February 2023

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



Bernalillo / Algodones – 170

East of Rio Rancho Blvd, South of Rio Grande River, West of I-25, North of Sandia Reservation

Single-Family Detached	February			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 2-2022	Thru 2-2023	Percent Change
New Listings	12	7	- 41.7%	13	14	+ 7.7%
Pending Sales	9	8	- 11.1%	13	17	+ 30.8%
Closed Sales	6	9	+ 50.0%	16	11	- 31.3%
Days on Market Until Sale	12	65	+ 441.7%	26	61	+ 134.6%
Median Sales Price*	\$311,500	\$380,000	+ 22.0%	\$336,250	\$380,000	+ 13.0%
Average Sales Price*	\$332,851	\$372,556	+ 11.9%	\$336,843	\$390,727	+ 16.0%
Percent of List Price Received*	98.8%	97.2%	- 1.6%	99.3%	97.6%	- 1.7%
Inventory of Homes for Sale	7	9	+ 28.6%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--

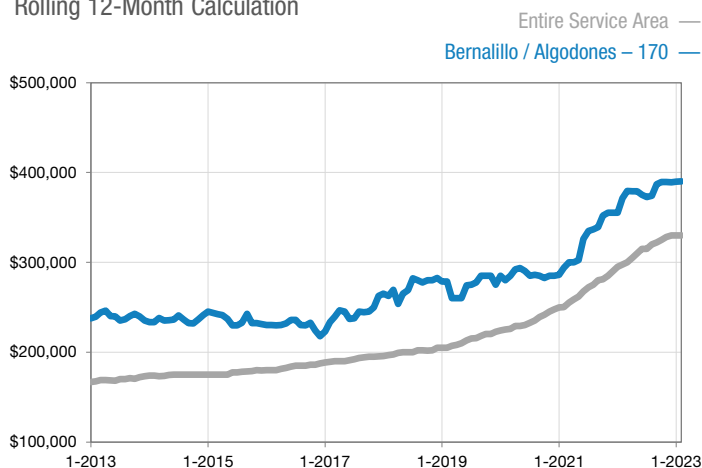
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

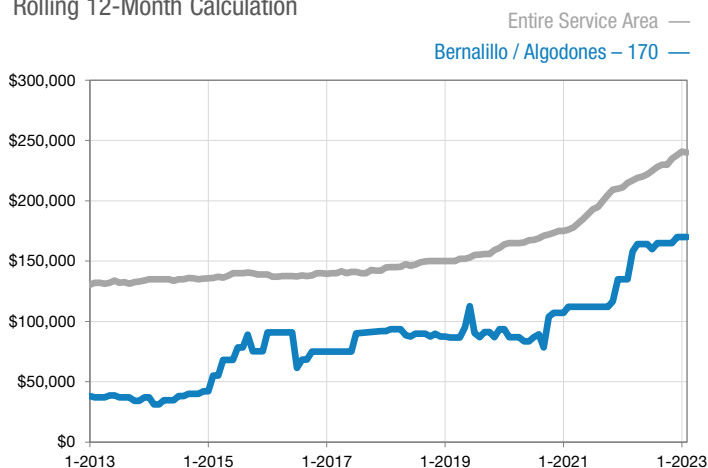
Median Sales Price - Single-Family Detached

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.