

Local Market Update for February 2023

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



Pajarito – 93

East/North of Isleta Reservation, South of Dennis Chavez Blvd, West of Coors Blvd SW

Single-Family Detached	February			Year to Date		
	2022	2023	Percent Change	Thru 2-2022	Thru 2-2023	Percent Change
Key Metrics						
New Listings	1	1	0.0%	3	1	- 66.7%
Pending Sales	3	0	- 100.0%	5	3	- 40.0%
Closed Sales	2	3	+ 50.0%	3	4	+ 33.3%
Days on Market Until Sale	119	42	- 64.7%	79	33	- 58.2%
Median Sales Price*	\$300,000	\$435,000	+ 45.0%	\$330,000	\$427,500	+ 29.5%
Average Sales Price*	\$300,000	\$521,667	+ 73.9%	\$310,500	\$435,375	+ 40.2%
Percent of List Price Received*	96.3%	97.9%	+ 1.7%	97.6%	98.7%	+ 1.1%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	1.5	1.1	- 26.7%	--	--	--

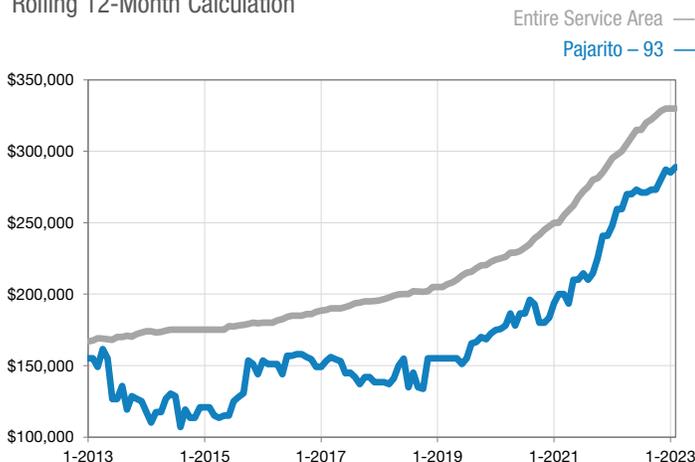
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	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	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.

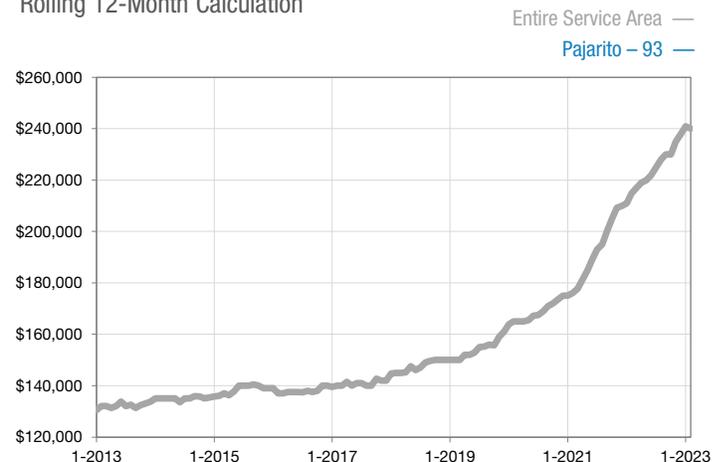
Median Sales Price - Single-Family Detached

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.