

Local Market Update for March 2023

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



Albuquerque Acres West – 21

East of I-25, South of Tramway Rd, West of Ventura St NE, North of Paseo del Norte Blvd NE

Single-Family Detached	March			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
New Listings	16	18	+ 12.5%	39	44	+ 12.8%
Pending Sales	14	11	- 21.4%	42	35	- 16.7%
Closed Sales	14	14	0.0%	39	28	- 28.2%
Days on Market Until Sale	17	13	- 23.5%	25	21	- 16.0%
Median Sales Price*	\$505,000	\$469,250	- 7.1%	\$489,000	\$469,250	- 4.0%
Average Sales Price*	\$506,029	\$468,289	- 7.5%	\$515,457	\$482,127	- 6.5%
Percent of List Price Received*	103.3%	98.9%	- 4.3%	101.3%	99.1%	- 2.2%
Inventory of Homes for Sale	9	14	+ 55.6%	--	--	--
Months Supply of Inventory	0.4	0.9	+ 125.0%	--	--	--

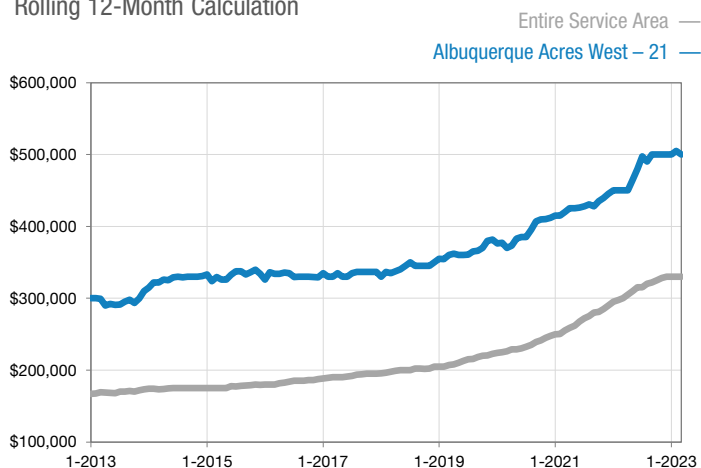
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
New Listings	2	0	- 100.0%	2	0	- 100.0%
Pending Sales	2	0	- 100.0%	3	0	- 100.0%
Closed Sales	0	0	0.0%	2	0	- 100.0%
Days on Market Until Sale	--	--	--	2	--	--
Median Sales Price*	--	--	--	\$360,000	--	--
Average Sales Price*	--	--	--	\$360,000	--	--
Percent of List Price Received*	--	--	--	103.0%	--	--
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.

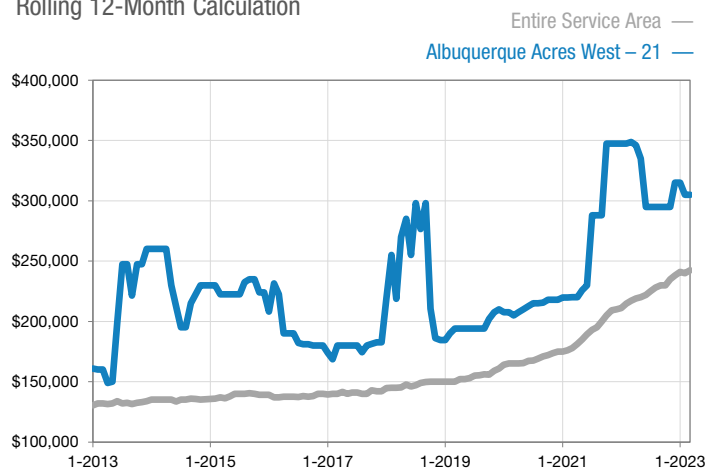
Median Sales Price - Single-Family Detached

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.