

Local Market Update for March 2023

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



West Los Lunas – 701

East of Arroyo Rd, West of I-25, South of Isleta Reservation, North of Arroyo Rd and I-25

Single-Family Detached	March			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
New Listings	8	28	+ 250.0%	37	76	+ 105.4%
Pending Sales	15	27	+ 80.0%	41	66	+ 61.0%
Closed Sales	15	13	- 13.3%	27	33	+ 22.2%
Days on Market Until Sale	34	41	+ 20.6%	25	35	+ 40.0%
Median Sales Price*	\$331,000	\$314,000	- 5.1%	\$326,330	\$311,000	- 4.7%
Average Sales Price*	\$337,607	\$326,723	- 3.2%	\$338,323	\$323,366	- 4.4%
Percent of List Price Received*	100.6%	99.1%	- 1.5%	99.9%	98.9%	- 1.0%
Inventory of Homes for Sale	10	37	+ 270.0%	--	--	--
Months Supply of Inventory	0.8	3.1	+ 287.5%	--	--	--

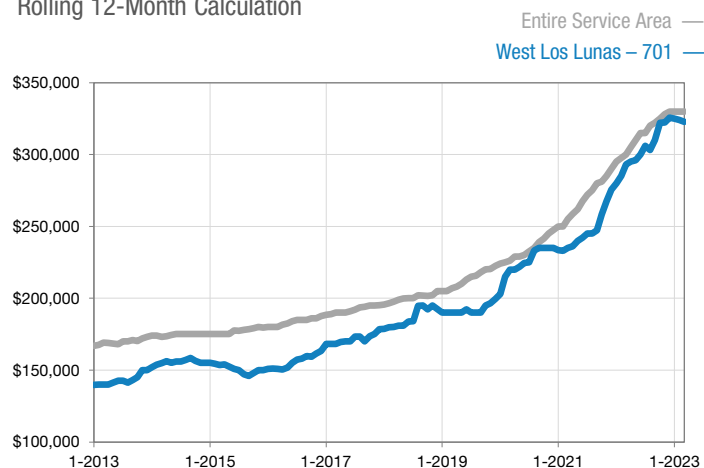
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
New Listings	0	0	0.0%	0	1	--
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	1	--	0	1	--
Days on Market Until Sale	--	0	--	--	0	--
Median Sales Price*	--	\$215,000	--	--	\$215,000	--
Average Sales Price*	--	\$215,000	--	--	\$215,000	--
Percent of List Price Received*	--	100.0%	--	--	100.0%	--
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.

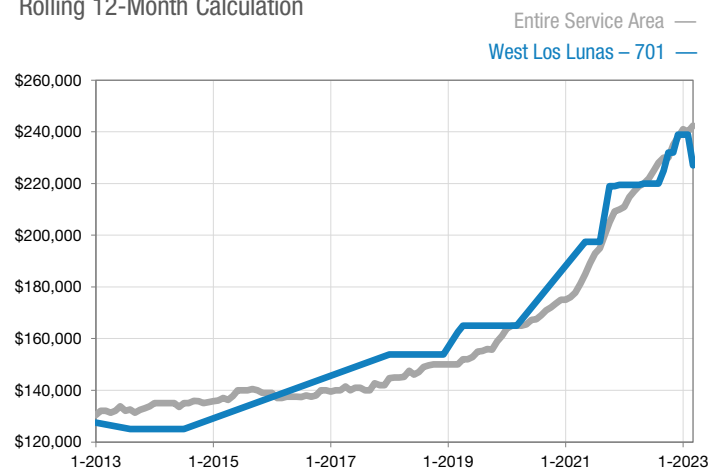
Median Sales Price - Single-Family Detached

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.