Local Market Update for March 2023

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

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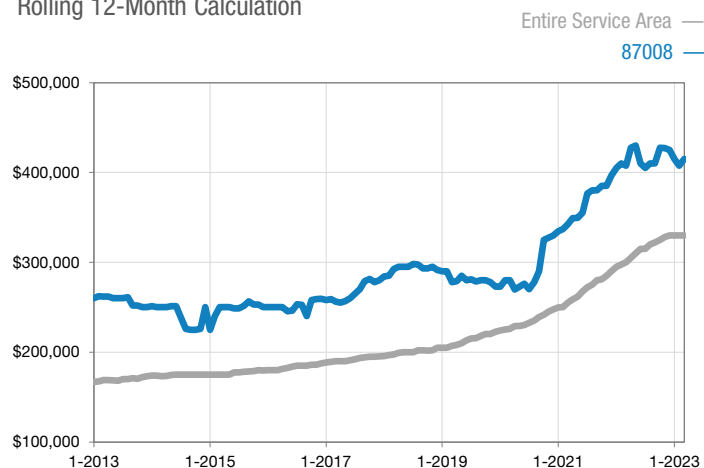| Single-Family Detached	March			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
New Listings	3	1	- 66.7%	11	6	- 45.5%
Pending Sales	3	1	- 66.7%	11	6	- 45.5%
Closed Sales	6	3	- 50.0%	12	6	- 50.0%
Days on Market Until Sale	8	87	+ 987.5%	30	46	+ 53.3%
Median Sales Price*	$388,000	$589,900	+ 52.0%	$450,500	$378,500	- 16.0%
Average Sales Price*	$429,667	$514,967	+ 19.9%	$467,550	$437,317	- 6.5%
Percent of List Price Received*	103.8%	98.0%	- 5.6%	100.9%	100.9%	0.0%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--
Months Supply of Inventory	0.6	0.6	0.0%	--	--	--

* 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	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.
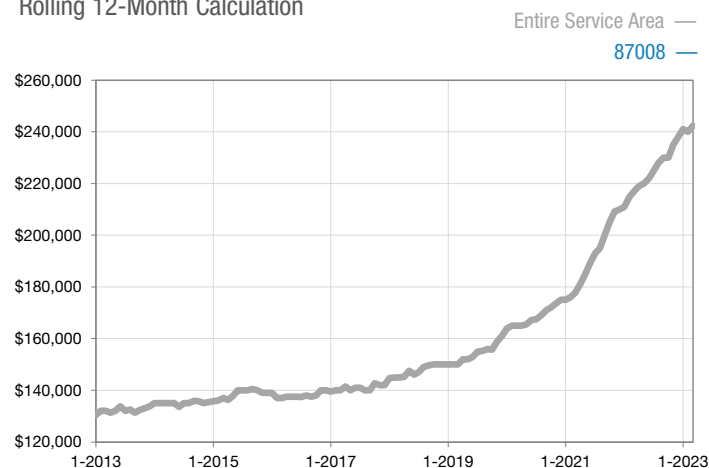
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
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Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

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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.