

Local Market Update for April 2023

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



Jarales, Bosque – 742

North of Socorro County Line, South of Castillo Rd, East of I-25, West of Hwy 304

Single-Family Detached	April			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	Percent Change
New Listings	3	0	- 100.0%	8	1	- 87.5%
Pending Sales	2	0	- 100.0%	7	2	- 71.4%
Closed Sales	2	1	- 50.0%	5	1	- 80.0%
Days on Market Until Sale	85	46	- 45.9%	57	46	- 19.3%
Median Sales Price*	\$289,150	\$75,000	- 74.1%	\$350,000	\$75,000	- 78.6%
Average Sales Price*	\$289,150	\$75,000	- 74.1%	\$315,660	\$75,000	- 76.2%
Percent of List Price Received*	97.4%	78.9%	- 19.0%	95.1%	78.9%	- 17.0%
Inventory of Homes for Sale	5	3	- 40.0%	--	--	--
Months Supply of Inventory	3.3	3.0	- 9.1%	--	--	--

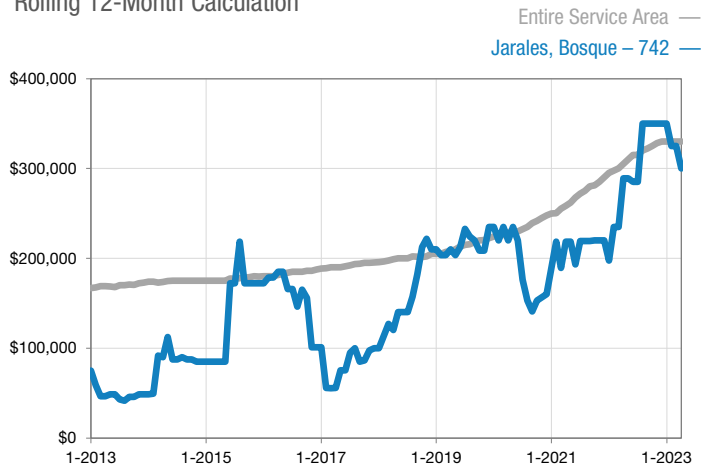
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	April			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	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.

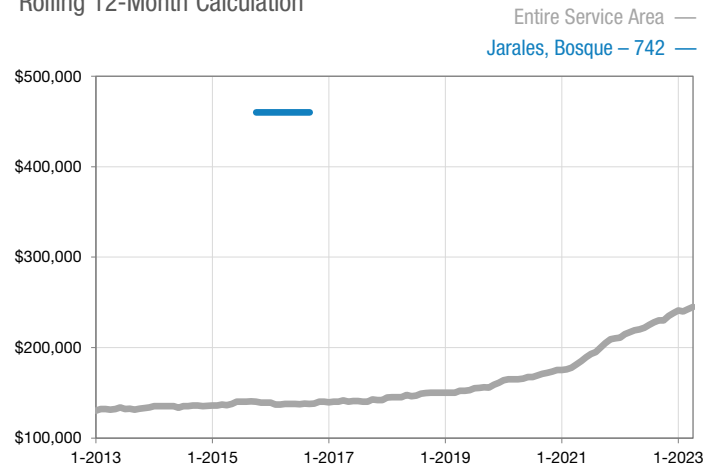
Median Sales Price - Single-Family Detached

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.