Local Market Update for April 2023

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

gaar

West Belen – 730

North of Socorro County Line, South of Square Deal Rd, West of I-25 to Alamo Navajo Reservation

Single-Family Detached

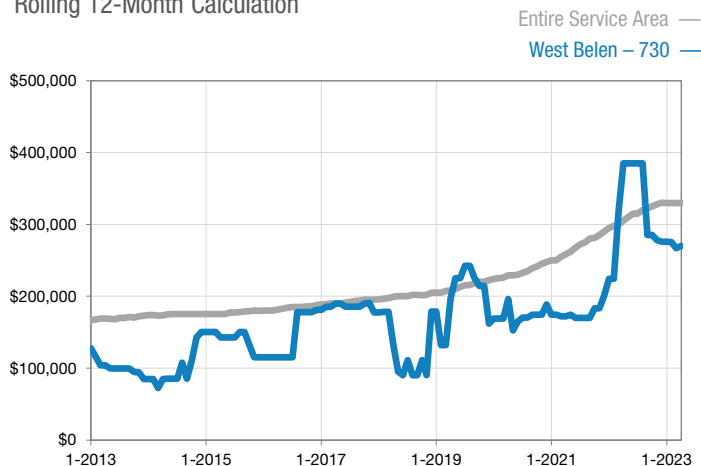| Key Metrics	April			Year to Date		
	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	Percent Change
New Listings	2	0	- 100.0%	2	24	+ 1100.0%
Pending Sales	2	11	+ 450.0%	3	34	+ 1033.3%
Closed Sales	1	11	+ 1000.0%	2	23	+ 1050.0%
Days on Market Until Sale	0	100	--	38	100	+ 163.2%
Median Sales Price*	$614,900	$271,400	- 55.9%	$499,950	$268,450	- 46.3%
Average Sales Price*	$614,900	$274,410	- 55.4%	$499,950	$267,455	- 46.5%
Percent of List Price Received*	100.0%	100.4%	+ 0.4%	94.8%	100.1%	+ 5.6%
Inventory of Homes for Sale	0	8	--	--	--	--
Months Supply of Inventory	--	1.9	--	--	--	--

* 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

Key Metrics	April			Year to Date		
	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.
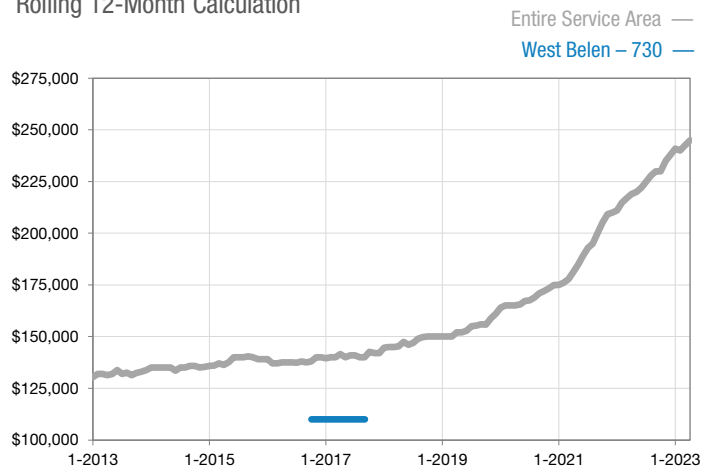
Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
West Belen – 730 —

Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
West Belen – 730 —

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.