

Local Market Update for May 2023

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



Far North Valley – 102

East of Rio Grande River, South of Sandoval County Line, West of I-25, North of Alameda Blvd NE

Single-Family Detached	May			Year to Date		
	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
Key Metrics						
New Listings	4	4	0.0%	22	17	- 22.7%
Pending Sales	6	1	- 83.3%	23	8	- 65.2%
Closed Sales	7	2	- 71.4%	16	6	- 62.5%
Days on Market Until Sale	8	40	+ 400.0%	28	36	+ 28.6%
Median Sales Price*	\$513,000	\$612,500	+ 19.4%	\$519,000	\$459,000	- 11.6%
Average Sales Price*	\$1,034,714	\$612,500	- 40.8%	\$745,739	\$477,583	- 36.0%
Percent of List Price Received*	101.9%	98.4%	- 3.4%	100.2%	95.6%	- 4.6%
Inventory of Homes for Sale	5	8	+ 60.0%	--	--	--
Months Supply of Inventory	1.6	4.9	+ 206.3%	--	--	--

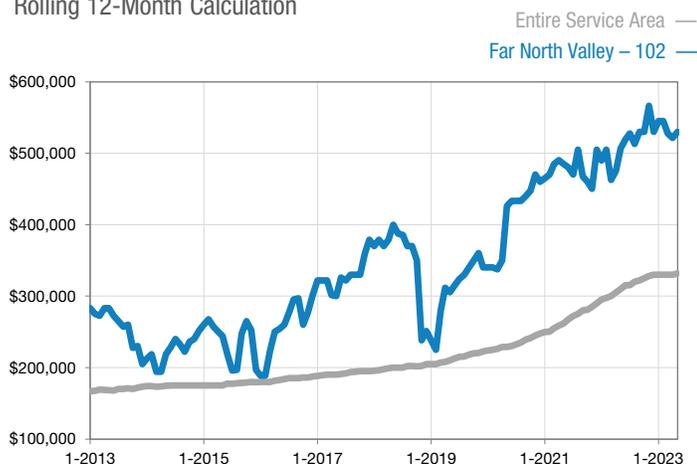
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	May			Year to Date		
	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
Key Metrics						
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.

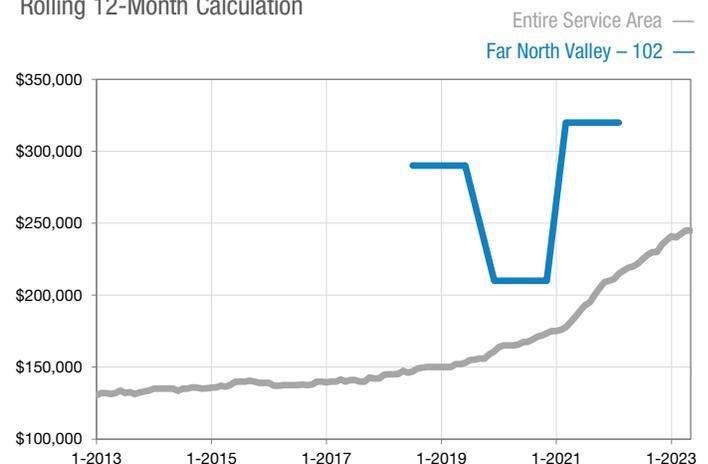
Median Sales Price - Single-Family Detached

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.