

Local Market Update for May 2023

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



Adelino – 750

North of Manzano Expy, South of Patricio Dr / S Rio del Oro Loop, West of Rio Grande River to Manzano Mountains

Single-Family Detached	May			Year to Date		
	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
Key Metrics						
New Listings	0	5	--	3	9	+ 200.0%
Pending Sales	0	1	--	2	6	+ 200.0%
Closed Sales	2	2	0.0%	6	4	- 33.3%
Days on Market Until Sale	27	72	+ 166.7%	67	52	- 22.4%
Median Sales Price*	\$287,500	\$354,950	+ 23.5%	\$345,000	\$284,450	- 17.6%
Average Sales Price*	\$287,500	\$354,950	+ 23.5%	\$341,292	\$310,225	- 9.1%
Percent of List Price Received*	97.5%	100.0%	+ 2.6%	98.6%	99.6%	+ 1.0%
Inventory of Homes for Sale	2	6	+ 200.0%	--	--	--
Months Supply of Inventory	0.9	4.7	+ 422.2%	--	--	--

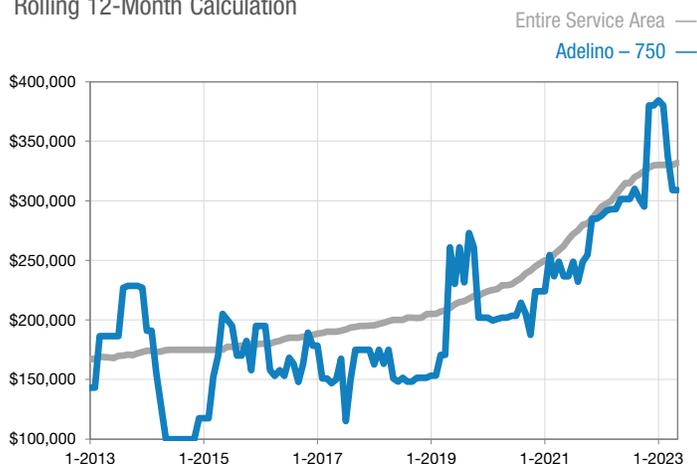
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

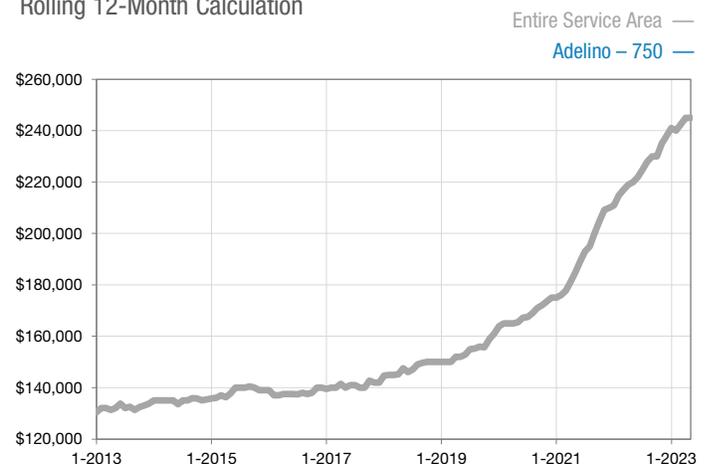
Median Sales Price - Single-Family Detached

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.