

Local Market Update for May 2023

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



Bernalillo / Algodones – 170

East of Rio Rancho Blvd, South of Rio Grande River, West of I-25, North of Sandia Reservation

Single-Family Detached	May			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
New Listings	14	14	0.0%	45	36	- 20.0%
Pending Sales	10	9	- 10.0%	36	37	+ 2.8%
Closed Sales	4	5	+ 25.0%	37	27	- 27.0%
Days on Market Until Sale	14	35	+ 150.0%	21	41	+ 95.2%
Median Sales Price*	\$525,785	\$339,000	- 35.5%	\$385,000	\$360,000	- 6.5%
Average Sales Price*	\$524,142	\$532,380	+ 1.6%	\$402,007	\$386,400	- 3.9%
Percent of List Price Received*	100.4%	97.6%	- 2.8%	99.9%	97.8%	- 2.1%
Inventory of Homes for Sale	14	8	- 42.9%	--	--	--
Months Supply of Inventory	2.0	1.0	- 50.0%	--	--	--

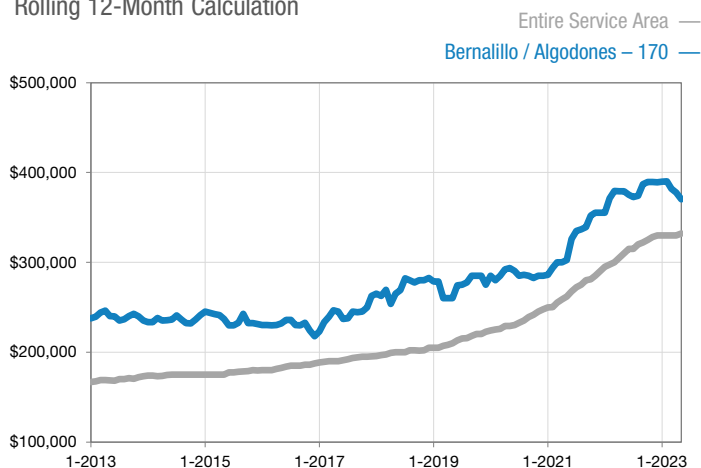
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	May			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
New Listings	0	1	--	1	1	0.0%
Pending Sales	0	1	--	1	1	0.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	--	--	--	4	--	--
Median Sales Price*	--	--	--	\$170,000	--	--
Average Sales Price*	--	--	--	\$170,000	--	--
Percent of List Price Received*	--	--	--	100.0%	--	--
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.

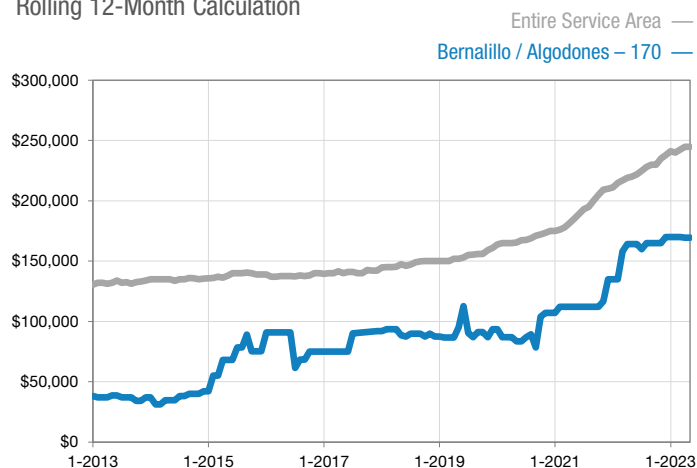
Median Sales Price - Single-Family Detached

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.