

# Local Market Update for May 2023

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



## 87047

Single-Family Detached	May			Year to Date		
	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
<b>Key Metrics</b>						
New Listings	13	12	- 7.7%	42	43	+ 2.4%
Pending Sales	9	3	- 66.7%	39	32	- 17.9%
Closed Sales	5	9	+ 80.0%	39	32	- 17.9%
Days on Market Until Sale	12	40	+ 233.3%	33	37	+ 12.1%
Median Sales Price*	\$538,000	<b>\$701,500</b>	+ 30.4%	\$520,000	<b>\$573,500</b>	+ 10.3%
Average Sales Price*	\$527,145	<b>\$682,100</b>	+ 29.4%	\$555,698	<b>\$579,924</b>	+ 4.4%
Percent of List Price Received*	101.9%	<b>98.1%</b>	- 3.7%	99.6%	<b>98.3%</b>	- 1.3%
Inventory of Homes for Sale	13	17	+ 30.8%	--	--	--
Months Supply of Inventory	1.3	2.4	+ 84.6%	--	--	--

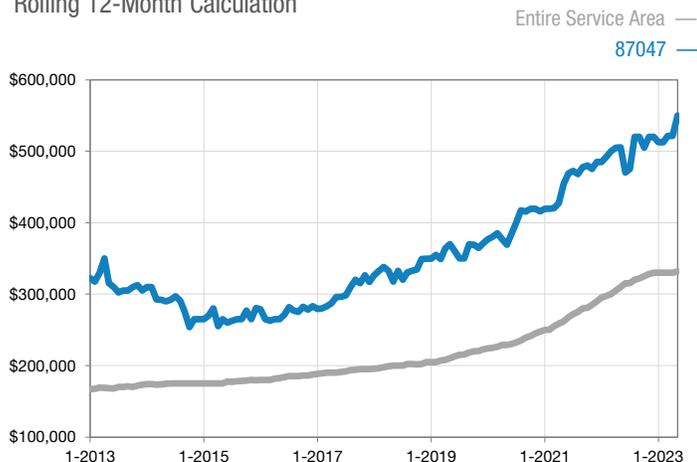
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

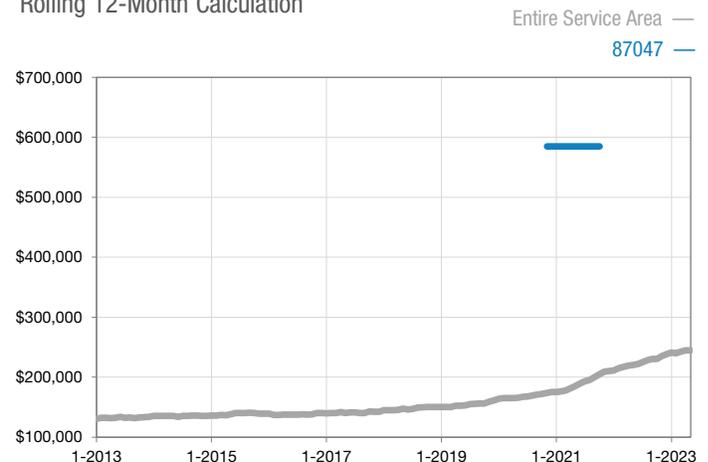
### Median Sales Price - Single-Family Detached

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.