

Local Market Update for May 2023

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



87035

Single-Family Detached	May			Year to Date		
	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
Key Metrics						
New Listings	1	7	+ 600.0%	14	21	+ 50.0%
Pending Sales	4	3	- 25.0%	14	13	- 7.1%
Closed Sales	4	2	- 50.0%	14	11	- 21.4%
Days on Market Until Sale	69	13	- 81.2%	51	41	- 19.6%
Median Sales Price*	\$269,000	\$271,000	+ 0.7%	\$247,500	\$195,000	- 21.2%
Average Sales Price*	\$376,500	\$271,000	- 28.0%	\$304,186	\$219,473	- 27.8%
Percent of List Price Received*	99.7%	103.4%	+ 3.7%	98.8%	97.3%	- 1.5%
Inventory of Homes for Sale	3	9	+ 200.0%	--	--	--
Months Supply of Inventory	1.1	4.3	+ 290.9%	--	--	--

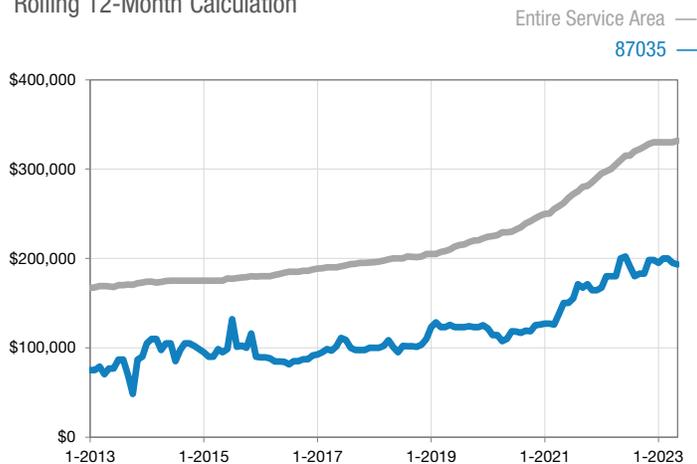
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	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.

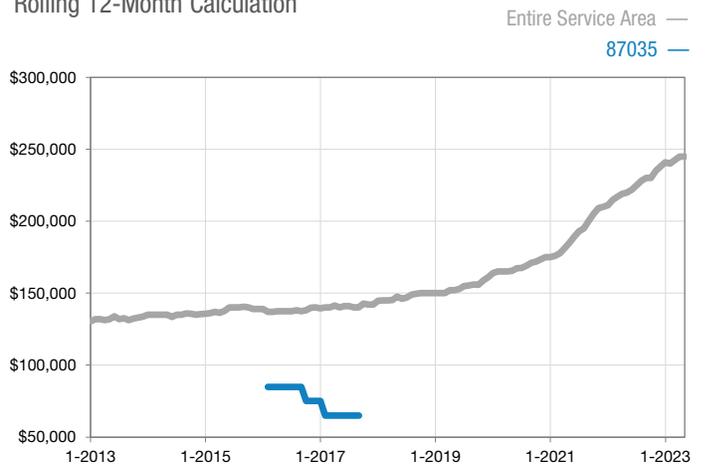
Median Sales Price - Single-Family Detached

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.