

Local Market Update for June 2023

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



North Socorro – 620

La Joya Wildlife Area from Valencia County Line, South to Rio Salado Including Veguita, La Joya, Bernardo and Sabinal

Single-Family Detached	June			Year to Date		
	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
Key Metrics						
New Listings	1	4	+ 300.0%	17	16	- 5.9%
Pending Sales	1	2	+ 100.0%	8	9	+ 12.5%
Closed Sales	4	1	- 75.0%	10	9	- 10.0%
Days on Market Until Sale	37	148	+ 300.0%	28	70	+ 150.0%
Median Sales Price*	\$214,500	\$385,000	+ 79.5%	\$292,500	\$169,000	- 42.2%
Average Sales Price*	\$313,313	\$385,000	+ 22.9%	\$326,325	\$186,250	- 42.9%
Percent of List Price Received*	101.2%	89.7%	- 11.4%	96.3%	96.8%	+ 0.5%
Inventory of Homes for Sale	12	9	- 25.0%	--	--	--
Months Supply of Inventory	7.5	5.8	- 22.7%	--	--	--

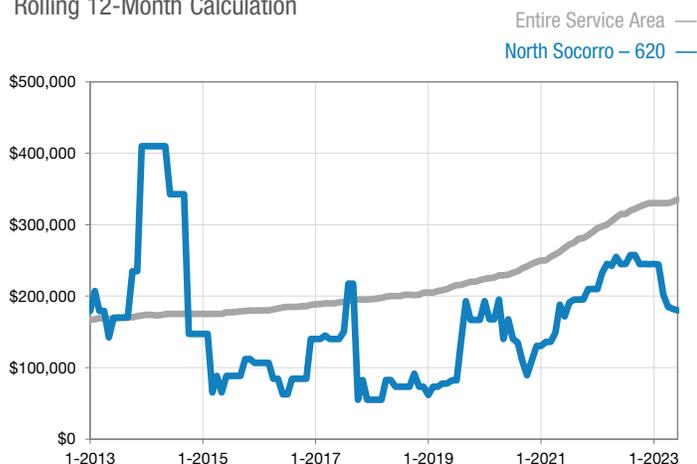
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
Key Metrics						
New Listings	0	0	0.0%	1	0	- 100.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	--	--	--	9	--	--
Median Sales Price*	--	--	--	\$132,000	--	--
Average Sales Price*	--	--	--	\$132,000	--	--
Percent of List Price Received*	--	--	--	91.0%	--	--
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.

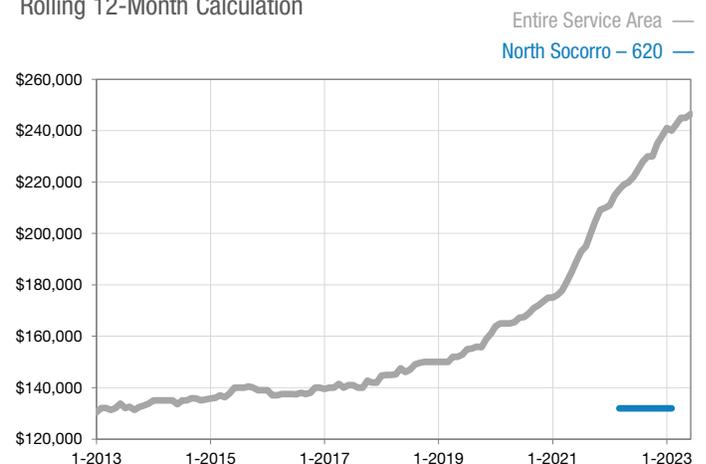
Median Sales Price - Single-Family Detached

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.