

Local Market Update for June 2023

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



87031

Single-Family Detached	June			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
New Listings	67	56	- 16.4%	362	426	+ 17.7%
Pending Sales	39	61	+ 56.4%	292	363	+ 24.3%
Closed Sales	46	61	+ 32.6%	288	301	+ 4.5%
Days on Market Until Sale	22	56	+ 154.5%	24	52	+ 116.7%
Median Sales Price*	\$292,500	\$290,990	- 0.5%	\$286,000	\$299,990	+ 4.9%
Average Sales Price*	\$331,105	\$314,130	- 5.1%	\$313,382	\$314,150	+ 0.2%
Percent of List Price Received*	100.2%	99.4%	- 0.8%	100.4%	99.2%	- 1.2%
Inventory of Homes for Sale	107	126	+ 17.8%	--	--	--
Months Supply of Inventory	2.1	2.7	+ 28.6%	--	--	--

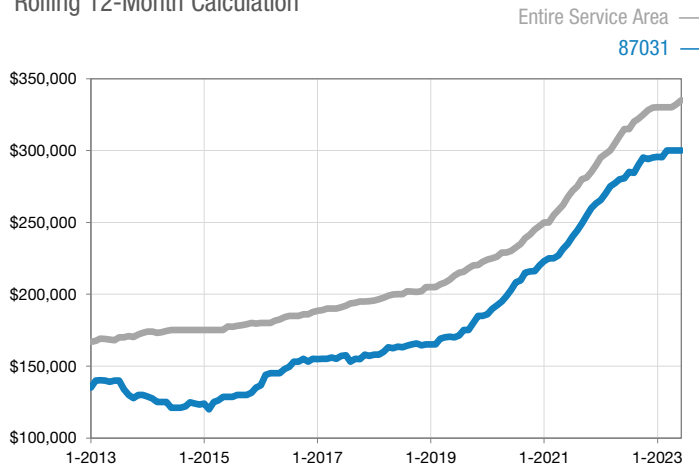
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
New Listings	2	0	- 100.0%	10	5	- 50.0%
Pending Sales	1	0	- 100.0%	10	3	- 70.0%
Closed Sales	3	0	- 100.0%	10	3	- 70.0%
Days on Market Until Sale	4	--	--	6	1	- 83.3%
Median Sales Price*	\$209,700	--	--	\$203,750	\$215,000	+ 5.5%
Average Sales Price*	\$209,067	--	--	\$203,020	\$216,667	+ 6.7%
Percent of List Price Received*	106.3%	--	--	107.1%	104.1%	- 2.8%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.4	0.7	+ 75.0%	--	--	--

* 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.

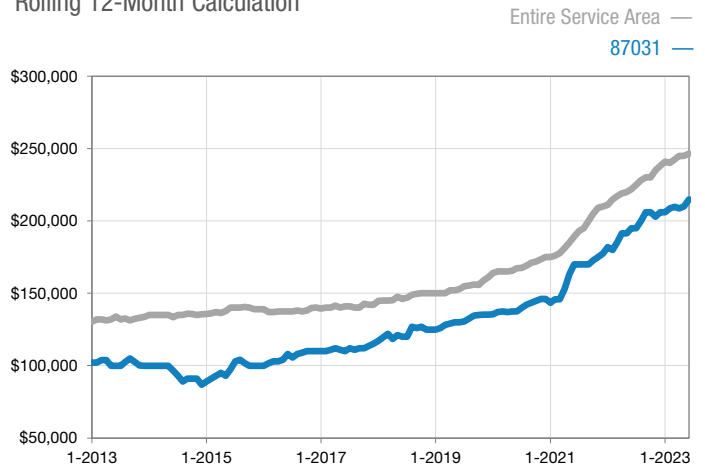
Median Sales Price - Single-Family Detached

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.