

# Local Market Update for June 2023

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



## Northwest Heights – 110

East of Paseo del Volcan, South of Paseo del Norte Blvd NE, West of Coors Blvd NW / Rio Grande River, North of Unser Blvd NW

Single-Family Detached	June			Year to Date		
	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
<b>Key Metrics</b>						
New Listings	103	<b>64</b>	- 37.9%	497	<b>367</b>	- 26.2%
Pending Sales	73	<b>55</b>	- 24.7%	408	<b>303</b>	- 25.7%
Closed Sales	93	<b>57</b>	- 38.7%	394	<b>282</b>	- 28.4%
Days on Market Until Sale	12	<b>27</b>	+ 125.0%	17	<b>31</b>	+ 82.4%
Median Sales Price*	\$375,000	<b>\$405,480</b>	+ 8.1%	\$393,500	<b>\$396,495</b>	+ 0.8%
Average Sales Price*	\$425,573	<b>\$438,047</b>	+ 2.9%	\$438,796	<b>\$427,799</b>	- 2.5%
Percent of List Price Received*	101.8%	<b>100.5%</b>	- 1.3%	101.7%	<b>100.0%</b>	- 1.7%
Inventory of Homes for Sale	98	<b>83</b>	- 15.3%	--	--	--
Months Supply of Inventory	1.5	<b>1.7</b>	+ 13.3%	--	--	--

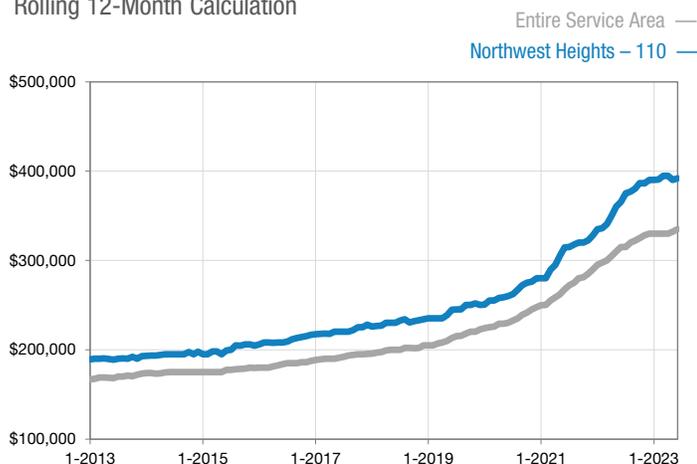
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
<b>Key Metrics</b>						
New Listings	4	<b>8</b>	+ 100.0%	29	<b>22</b>	- 24.1%
Pending Sales	5	<b>7</b>	+ 40.0%	25	<b>19</b>	- 24.0%
Closed Sales	7	<b>2</b>	- 71.4%	24	<b>13</b>	- 45.8%
Days on Market Until Sale	11	<b>18</b>	+ 63.6%	6	<b>26</b>	+ 333.3%
Median Sales Price*	\$248,000	<b>\$312,500</b>	+ 26.0%	\$266,750	<b>\$380,000</b>	+ 42.5%
Average Sales Price*	\$279,071	<b>\$312,500</b>	+ 12.0%	\$300,271	<b>\$348,704</b>	+ 16.1%
Percent of List Price Received*	105.0%	<b>98.7%</b>	- 6.0%	103.7%	<b>99.3%</b>	- 4.2%
Inventory of Homes for Sale	3	<b>5</b>	+ 66.7%	--	--	--
Months Supply of Inventory	0.7	<b>1.5</b>	+ 114.3%	--	--	--

\* 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.