

# Local Market Update for June 2023

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



## Uptown – 41

East of I-25, South of Montgomery Blvd NE, West of Wyoming Blvd NE, North of I-40

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	37	<b>37</b>	0.0%	224	<b>160</b>	- 28.6%
Pending Sales	34	<b>35</b>	+ 2.9%	187	<b>157</b>	- 16.0%
Closed Sales	36	<b>33</b>	- 8.3%	190	<b>145</b>	- 23.7%
Days on Market Until Sale	9	<b>17</b>	+ 88.9%	12	<b>22</b>	+ 83.3%
Median Sales Price*	\$281,000	<b>\$275,000</b>	- 2.1%	\$280,000	<b>\$287,000</b>	+ 2.5%
Average Sales Price*	\$307,601	<b>\$295,718</b>	- 3.9%	\$292,844	<b>\$296,001</b>	+ 1.1%
Percent of List Price Received*	101.8%	<b>99.6%</b>	- 2.2%	102.0%	<b>99.2%</b>	- 2.7%
Inventory of Homes for Sale	30	<b>19</b>	- 36.7%	--	--	--
Months Supply of Inventory	0.9	<b>0.7</b>	- 22.2%	--	--	--

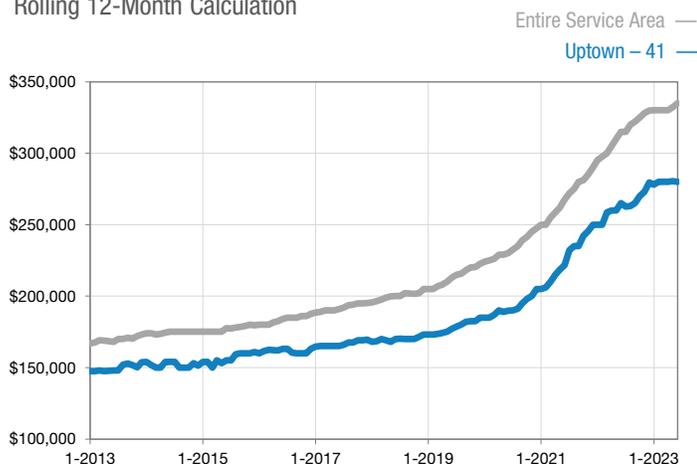
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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	9	<b>9</b>	0.0%	36	<b>28</b>	- 22.2%
Pending Sales	8	<b>3</b>	- 62.5%	38	<b>24</b>	- 36.8%
Closed Sales	6	<b>5</b>	- 16.7%	33	<b>23</b>	- 30.3%
Days on Market Until Sale	28	<b>8</b>	- 71.4%	25	<b>9</b>	- 64.0%
Median Sales Price*	\$138,500	<b>\$175,000</b>	+ 26.4%	\$160,000	<b>\$152,000</b>	- 5.0%
Average Sales Price*	\$154,083	<b>\$183,700</b>	+ 19.2%	\$203,669	<b>\$169,935</b>	- 16.6%
Percent of List Price Received*	99.5%	<b>101.2%</b>	+ 1.7%	102.2%	<b>99.2%</b>	- 2.9%
Inventory of Homes for Sale	5	<b>6</b>	+ 20.0%	--	--	--
Months Supply of Inventory	0.8	<b>1.3</b>	+ 62.5%	--	--	--

\* 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.

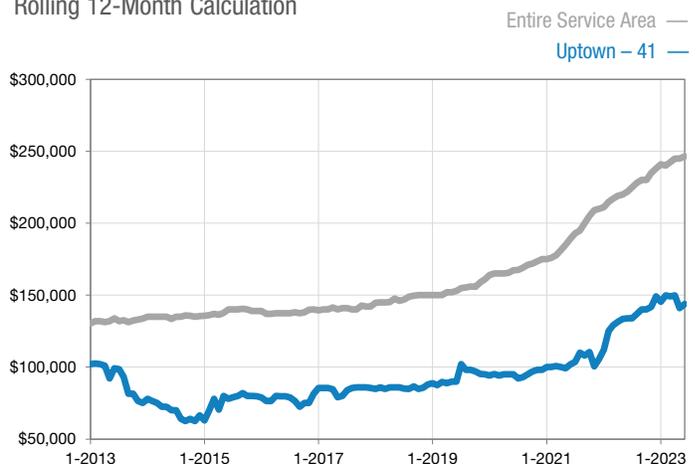
### Median Sales Price - Single-Family Detached

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.