

# Local Market Update for June 2023

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



## Fairgrounds – 70

East of San Mateo Blvd NE, South of I-40, West of Wyoming Blvd NE, North of Central Ave

Single-Family Detached	June			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
New Listings	20	16	- 20.0%	95	72	- 24.2%
Pending Sales	10	16	+ 60.0%	82	59	- 28.0%
Closed Sales	17	10	- 41.2%	89	46	- 48.3%
Days on Market Until Sale	4	15	+ 275.0%	10	17	+ 70.0%
Median Sales Price*	\$279,900	<b>\$282,250</b>	+ 0.8%	\$262,140	<b>\$269,000</b>	+ 2.6%
Average Sales Price*	\$261,586	<b>\$284,750</b>	+ 8.9%	\$262,495	<b>\$266,631</b>	+ 1.6%
Percent of List Price Received*	106.9%	<b>101.5%</b>	- 5.1%	103.7%	<b>100.9%</b>	- 2.7%
Inventory of Homes for Sale	19	12	- 36.8%	--	--	--
Months Supply of Inventory	1.4	1.1	- 21.4%	--	--	--

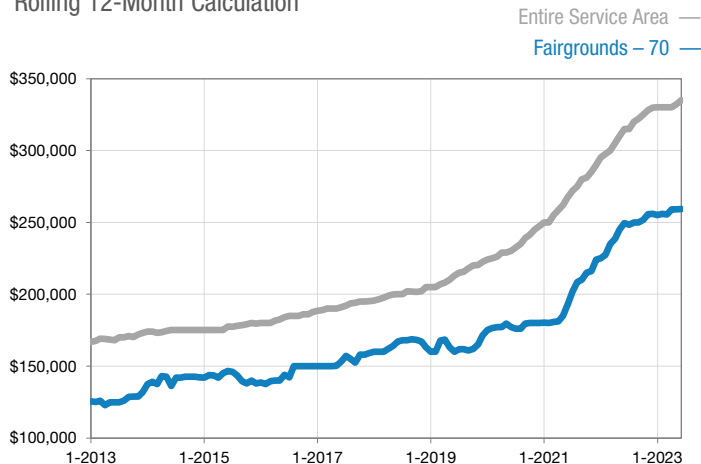
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
New Listings	1	0	- 100.0%	4	4	0.0%
Pending Sales	2	0	- 100.0%	3	4	+ 33.3%
Closed Sales	1	0	- 100.0%	2	4	+ 100.0%
Days on Market Until Sale	4	--	--	4	4	0.0%
Median Sales Price*	\$205,000	--	--	\$161,000	<b>\$249,000</b>	+ 54.7%
Average Sales Price*	\$205,000	--	--	\$161,000	<b>\$218,475</b>	+ 35.7%
Percent of List Price Received*	102.5%	--	--	104.4%	<b>99.7%</b>	- 4.5%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.5	--	--	--	--	--

\* 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.

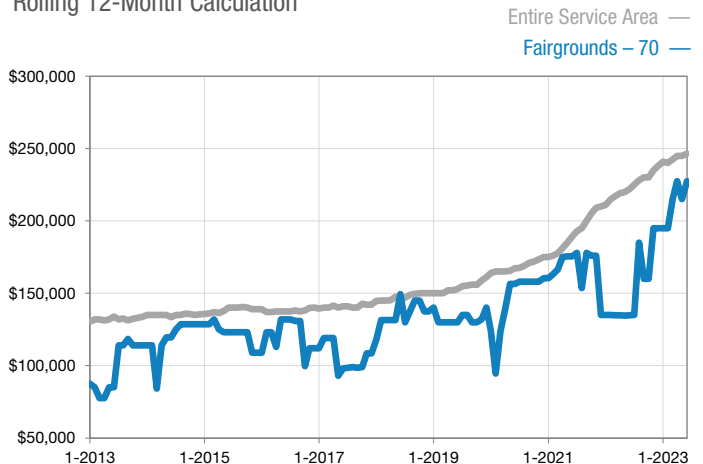
### Median Sales Price - Single-Family Detached

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.