

Local Market Update for June 2023

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



87002

Single-Family Detached	June			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
New Listings	33	24	- 27.3%	155	161	+ 3.9%
Pending Sales	15	17	+ 13.3%	139	134	- 3.6%
Closed Sales	24	18	- 25.0%	153	119	- 22.2%
Days on Market Until Sale	23	35	+ 52.2%	29	55	+ 89.7%
Median Sales Price*	\$249,500	\$248,450	- 0.4%	\$248,500	\$255,450	+ 2.8%
Average Sales Price*	\$209,711	\$277,456	+ 32.3%	\$255,560	\$266,742	+ 4.4%
Percent of List Price Received*	98.7%	98.6%	- 0.1%	100.5%	98.7%	- 1.8%
Inventory of Homes for Sale	58	57	- 1.7%	--	--	--
Months Supply of Inventory	2.5	2.9	+ 16.0%	--	--	--

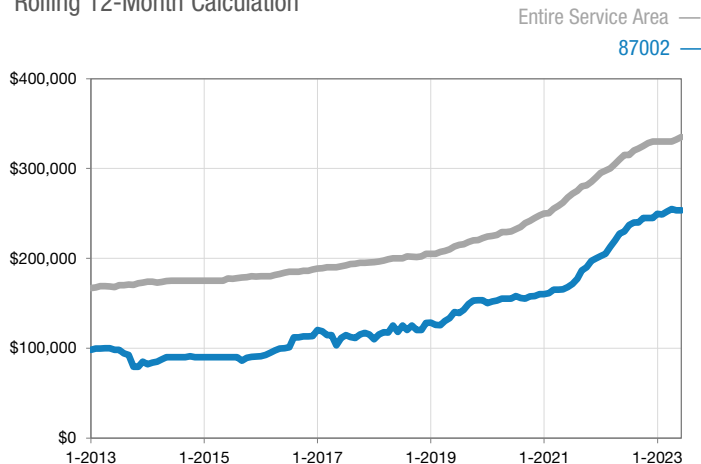
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
New Listings	3	1	- 66.7%	17	15	- 11.8%
Pending Sales	3	0	- 100.0%	16	9	- 43.8%
Closed Sales	7	0	- 100.0%	18	10	- 44.4%
Days on Market Until Sale	9	--	--	10	10	0.0%
Median Sales Price*	\$180,000	--	--	\$161,000	\$172,000	+ 6.8%
Average Sales Price*	\$177,429	--	--	\$163,372	\$176,205	+ 7.9%
Percent of List Price Received*	102.3%	--	--	100.4%	102.9%	+ 2.5%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--

* 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.

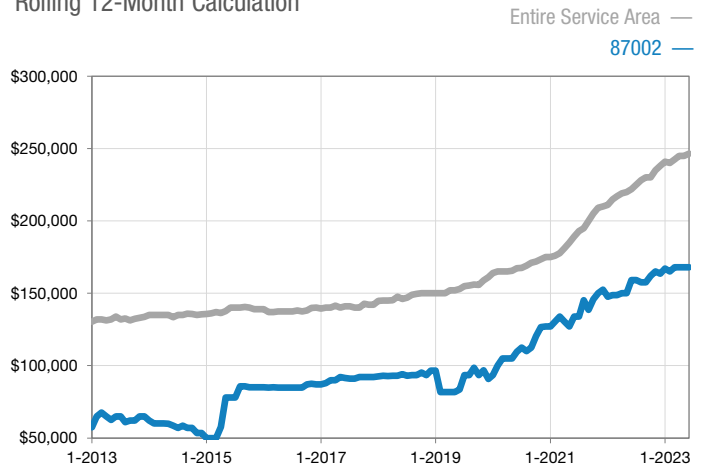
Median Sales Price - Single-Family Detached

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.