# Local Market Update for June 2023

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

**gaar**

# Far North Valley – 102

East of Rio Grande River, South of Sandoval County Line, West of I-25, North of Alameda Blvd NE

## Single-Family Detached

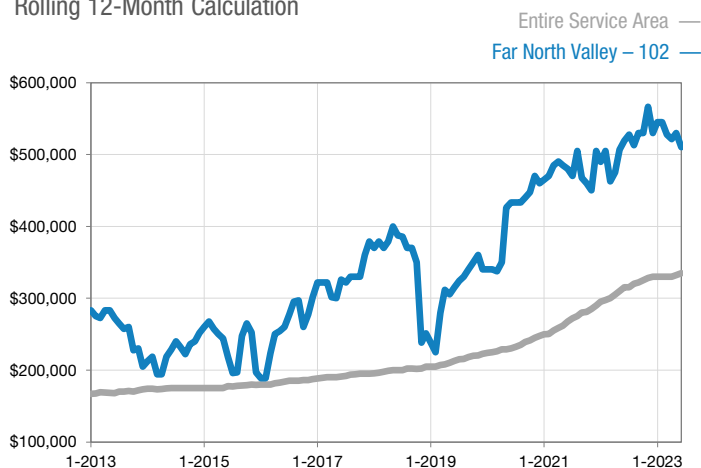| Key Metrics | June | | | Year to Date | | |
|---|---|---|---|---|---|---|
| | 2022 | 2023 | Percent Change | Thru 6-2022 | Thru 6-2023 | Percent Change |
| New Listings | 1 | 5 | + 400.0% | 23 | 22 | - 4.3% |
| Pending Sales | 0 | 2 | -- | 23 | 10 | - 56.5% |
| Closed Sales | 6 | 2 | - 66.7% | 22 | 8 | - 63.6% |
| Days on Market Until Sale | 17 | 14 | - 17.6% | 25 | 31 | + 24.0% |
| Median Sales Price* | $745,000 | $715,110 | - 4.0% | $552,500 | $567,500 | + 2.7% |
| Average Sales Price* | $773,883 | $715,110 | - 7.6% | $753,415 | $536,965 | - 28.7% |
| Percent of List Price Received* | 97.4% | 101.2% | + 3.9% | 99.5% | 97.0% | - 2.5% |
| Inventory of Homes for Sale | 6 | 10 | + 66.7% | -- | -- | -- |
| Months Supply of Inventory | 1.9 | 6.0 | + 215.8% | -- | -- | -- |

\* 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

| Key Metrics | June | | | Year to Date | | |
|---|---|---|---|---|---|---|
| | 2022 | 2023 | Percent Change | Thru 6-2022 | Thru 6-2023 | Percent Change |
| New Listings | 0 | 1 | -- | 0 | 1 | -- |
| Pending Sales | 0 | 1 | -- | 0 | 1 | -- |
| Closed Sales | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Days on Market Until Sale | -- | -- | -- | -- | -- | -- |
| Median Sales Price* | -- | -- | -- | -- | -- | -- |
| Average Sales Price* | -- | -- | -- | -- | -- | -- |
| Percent of List Price Received* | -- | -- | -- | -- | -- | -- |
| Inventory of Homes for Sale | 0 | 0 | 0.0% | -- | -- | -- |
| Months Supply of Inventory | -- | -- | -- | -- | -- | -- |

\* 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.
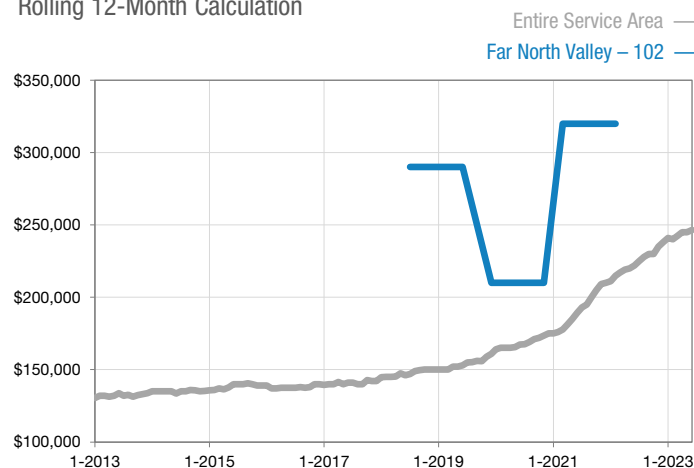
## Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

Entire Service Area —
Far North Valley – 102 —



## Median Sales Price - Single-Family Attached
Rolling 12-Month Calculation

Entire Service Area —
Far North Valley – 102 —



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.