

Local Market Update for June 2023

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



West Los Lunas – 701

East of Arroyo Rd, West of I-25, South of Isleta Reservation, North of Arroyo Rd and I-25

Single-Family Detached	June			Year to Date		
	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
Key Metrics						
New Listings	31	12	- 61.3%	88	137	+ 55.7%
Pending Sales	10	19	+ 90.0%	68	110	+ 61.8%
Closed Sales	9	22	+ 144.4%	61	81	+ 32.8%
Days on Market Until Sale	28	59	+ 110.7%	25	41	+ 64.0%
Median Sales Price*	\$365,840	\$305,450	- 16.5%	\$330,000	\$314,900	- 4.6%
Average Sales Price*	\$310,115	\$334,519	+ 7.9%	\$329,772	\$328,388	- 0.4%
Percent of List Price Received*	99.4%	98.9%	- 0.5%	98.9%	99.2%	+ 0.3%
Inventory of Homes for Sale	29	45	+ 55.2%	--	--	--
Months Supply of Inventory	2.6	3.3	+ 26.9%	--	--	--

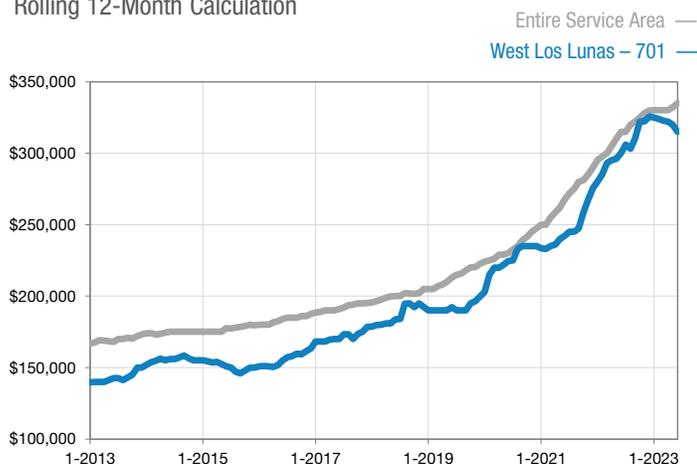
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
Key Metrics						
New Listings	1	0	- 100.0%	1	1	0.0%
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	0	0.0%	0	1	--
Days on Market Until Sale	--	--	--	--	0	--
Median Sales Price*	--	--	--	--	\$215,000	--
Average Sales Price*	--	--	--	--	\$215,000	--
Percent of List Price Received*	--	--	--	--	100.0%	--
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	--	--	--	--	--

* 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.

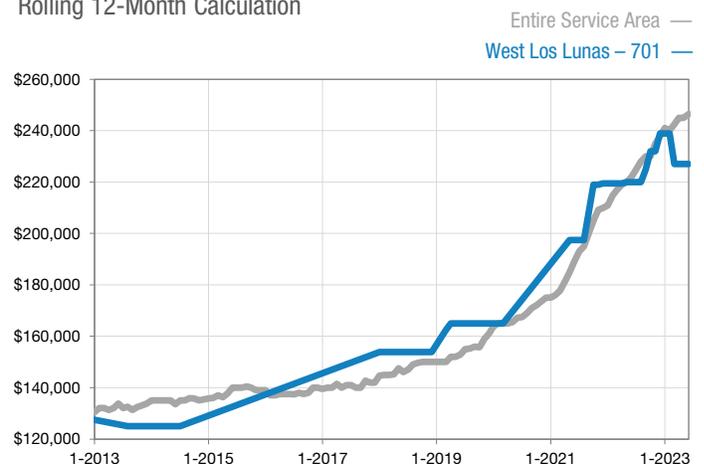
Median Sales Price - Single-Family Detached

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.