

Local Market Update for June 2023

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



Far Northeast Heights – 30

East of Wyoming Blvd NE, South of Paseo del Norte Blvd NE / San Antonio Dr NE, West of Tramway Blvd, North of Montgomery Blvd NE

Single-Family Detached	June			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
New Listings	42	56	+ 33.3%	257	230	- 10.5%
Pending Sales	35	51	+ 45.7%	231	212	- 8.2%
Closed Sales	47	38	- 19.1%	237	182	- 23.2%
Days on Market Until Sale	6	4	- 33.3%	10	16	+ 60.0%
Median Sales Price*	\$417,000	\$450,000	+ 7.9%	\$420,000	\$447,250	+ 6.5%
Average Sales Price*	\$446,747	\$499,976	+ 11.9%	\$472,313	\$504,988	+ 6.9%
Percent of List Price Received*	102.8%	101.6%	- 1.2%	102.7%	100.3%	- 2.3%
Inventory of Homes for Sale	26	31	+ 19.2%	--	--	--
Months Supply of Inventory	0.6	1.0	+ 66.7%	--	--	--

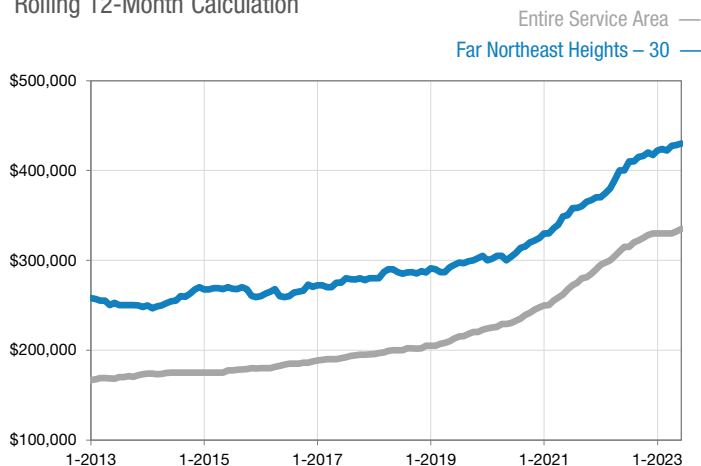
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
New Listings	13	12	- 7.7%	64	59	- 7.8%
Pending Sales	10	12	+ 20.0%	55	59	+ 7.3%
Closed Sales	10	9	- 10.0%	52	54	+ 3.8%
Days on Market Until Sale	3	2	- 33.3%	5	11	+ 120.0%
Median Sales Price*	\$325,000	\$300,000	- 7.7%	\$270,000	\$302,500	+ 12.0%
Average Sales Price*	\$313,800	\$306,012	- 2.5%	\$295,496	\$309,440	+ 4.7%
Percent of List Price Received*	103.1%	100.0%	- 3.0%	103.4%	100.7%	- 2.6%
Inventory of Homes for Sale	8	2	- 75.0%	--	--	--
Months Supply of Inventory	0.8	0.2	- 75.0%	--	--	--

* 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.

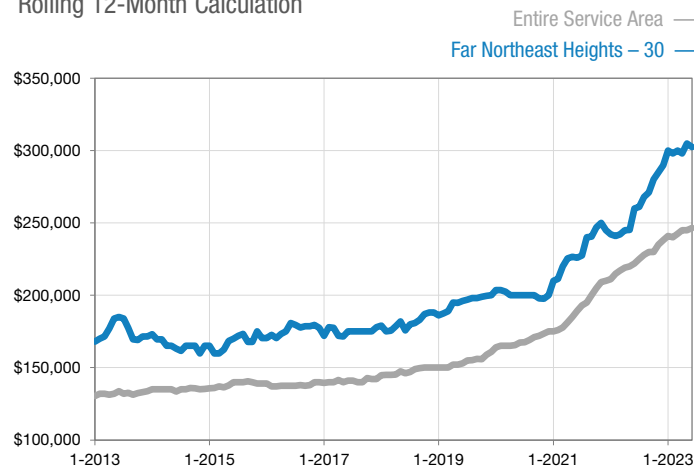
Median Sales Price - Single-Family Detached

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.