

# Local Market Update for June 2023

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



## 87109

Single-Family Detached	June			Year to Date		
	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
<b>Key Metrics</b>						
New Listings	30	<b>31</b>	+ 3.3%	174	<b>149</b>	- 14.4%
Pending Sales	26	<b>21</b>	- 19.2%	150	<b>136</b>	- 9.3%
Closed Sales	42	<b>22</b>	- 47.6%	155	<b>125</b>	- 19.4%
Days on Market Until Sale	7	<b>10</b>	+ 42.9%	8	<b>17</b>	+ 112.5%
Median Sales Price*	\$378,000	<b>\$380,500</b>	+ 0.7%	\$360,000	<b>\$393,700</b>	+ 9.4%
Average Sales Price*	\$388,267	<b>\$402,068</b>	+ 3.6%	\$378,415	<b>\$413,778</b>	+ 9.3%
Percent of List Price Received*	102.9%	<b>100.4%</b>	- 2.4%	102.7%	<b>100.2%</b>	- 2.4%
Inventory of Homes for Sale	18	<b>26</b>	+ 44.4%	--	--	--
Months Supply of Inventory	0.7	<b>1.3</b>	+ 85.7%	--	--	--

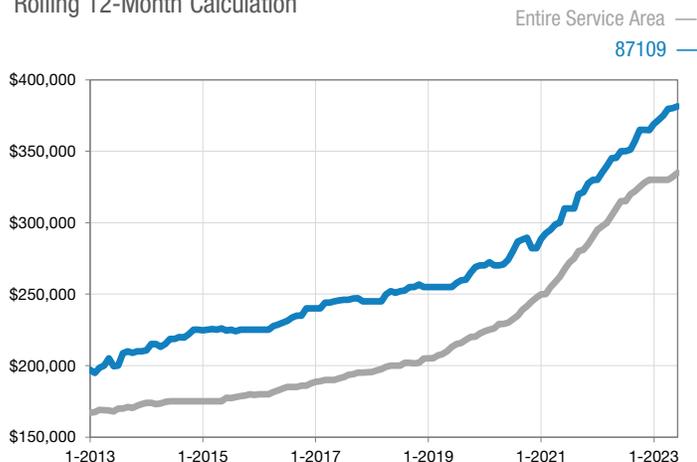
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
<b>Key Metrics</b>						
New Listings	10	<b>10</b>	0.0%	70	<b>72</b>	+ 2.9%
Pending Sales	10	<b>11</b>	+ 10.0%	71	<b>70</b>	- 1.4%
Closed Sales	16	<b>14</b>	- 12.5%	69	<b>61</b>	- 11.6%
Days on Market Until Sale	14	<b>16</b>	+ 14.3%	17	<b>15</b>	- 11.8%
Median Sales Price*	\$195,250	<b>\$255,000</b>	+ 30.6%	\$210,000	<b>\$269,255</b>	+ 28.2%
Average Sales Price*	\$213,681	<b>\$243,536</b>	+ 14.0%	\$216,674	<b>\$248,183</b>	+ 14.5%
Percent of List Price Received*	102.5%	<b>102.4%</b>	- 0.1%	101.2%	<b>100.8%</b>	- 0.4%
Inventory of Homes for Sale	7	<b>5</b>	- 28.6%	--	--	--
Months Supply of Inventory	0.6	<b>0.4</b>	- 33.3%	--	--	--

\* 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.