

Local Market Update for June 2023

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



Valley Farms – 91

East of Coors Blvd SW, South of Rio Bravo Blvd SW, West / North of 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	17	10	- 41.2%	75	52	- 30.7%
Pending Sales	6	12	+ 100.0%	43	42	- 2.3%
Closed Sales	12	5	- 58.3%	47	34	- 27.7%
Days on Market Until Sale	11	20	+ 81.8%	23	40	+ 73.9%
Median Sales Price*	\$282,500	\$309,000	+ 9.4%	\$290,000	\$307,000	+ 5.9%
Average Sales Price*	\$373,158	\$342,400	- 8.2%	\$371,404	\$349,265	- 6.0%
Percent of List Price Received*	100.9%	98.1%	- 2.8%	99.5%	97.9%	- 1.6%
Inventory of Homes for Sale	28	15	- 46.4%	--	--	--
Months Supply of Inventory	3.7	1.9	- 48.6%	--	--	--

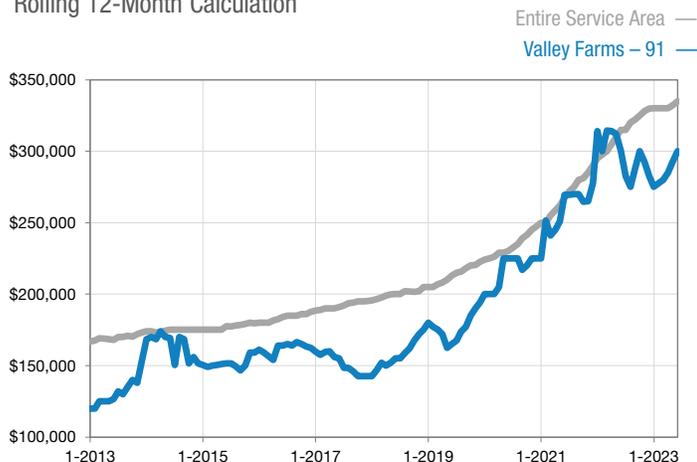
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	June			Year to Date		
	2022	2023	Percent Change	Thru 6-2022	Thru 6-2023	Percent Change
Key Metrics						
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
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.

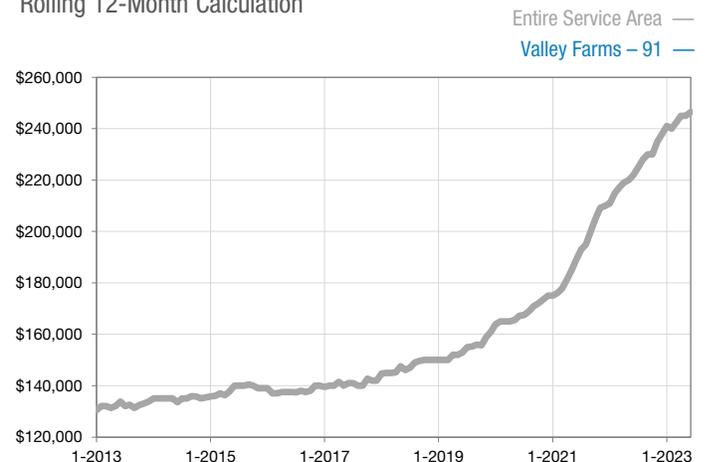
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



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.