

Local Market Update for July 2023

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



87008

| Single-Family Detached | July | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2022 | 2023 | Percent Change | Thru 7-2022 | Thru 7-2023 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 7 | 3 | - 57.1% | 39 | 25 | - 35.9% |
| Pending Sales | 2 | 4 | + 100.0% | 30 | 15 | - 50.0% |
| Closed Sales | 2 | 2 | 0.0% | 32 | 14 | - 56.3% |
| Days on Market Until Sale | 3 | 7 | + 133.3% | 27 | 22 | - 18.5% |
| Median Sales Price* | \$368,500 | \$520,000 | + 41.1% | \$415,000 | \$437,500 | + 5.4% |
| Average Sales Price* | \$368,500 | \$520,000 | + 41.1% | \$434,172 | \$472,386 | + 8.8% |
| Percent of List Price Received* | 99.6% | 100.9% | + 1.3% | 100.2% | 99.4% | - 0.8% |
| Inventory of Homes for Sale | 11 | 6 | - 45.5% | -- | -- | -- |
| Months Supply of Inventory | 2.3 | 2.3 | 0.0% | -- | -- | -- |

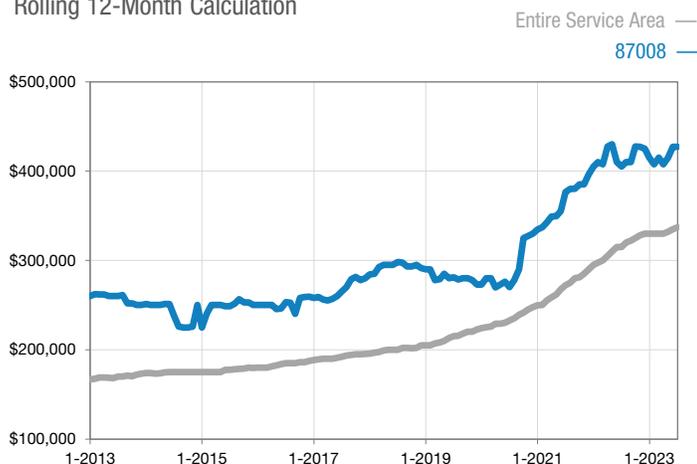
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Single-Family Attached | July | | | Year to Date | | |
|---------------------------------|------|------|----------------|--------------|-------------|----------------|
| | 2022 | 2023 | Percent Change | Thru 7-2022 | Thru 7-2023 | 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.

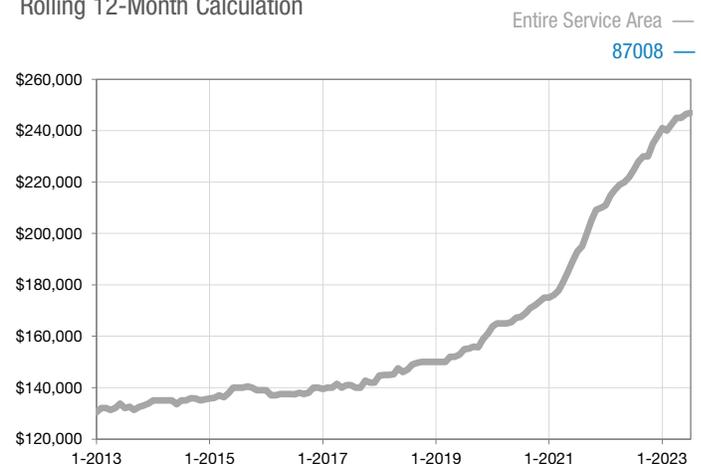
Median Sales Price - Single-Family Detached

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.