

Local Market Update for July 2023

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



Bosque Farms and Peralta – 710

North of Valencia Rd, South of Isleta Reservation, East of Rio Grande River, West of La Ladera Rd

Single-Family Detached	July			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 7-2022	Thru 7-2023	Percent Change
New Listings	4	4	0.0%	56	36	- 35.7%
Pending Sales	6	3	- 50.0%	43	24	- 44.2%
Closed Sales	5	5	0.0%	45	26	- 42.2%
Days on Market Until Sale	7	40	+ 471.4%	20	44	+ 120.0%
Median Sales Price*	\$445,000	\$480,000	+ 7.9%	\$420,000	\$450,000	+ 7.1%
Average Sales Price*	\$474,122	\$413,800	- 12.7%	\$456,756	\$452,981	- 0.8%
Percent of List Price Received*	99.2%	98.3%	- 0.9%	99.9%	96.7%	- 3.2%
Inventory of Homes for Sale	9	13	+ 44.4%	--	--	--
Months Supply of Inventory	1.6	3.6	+ 125.0%	--	--	--

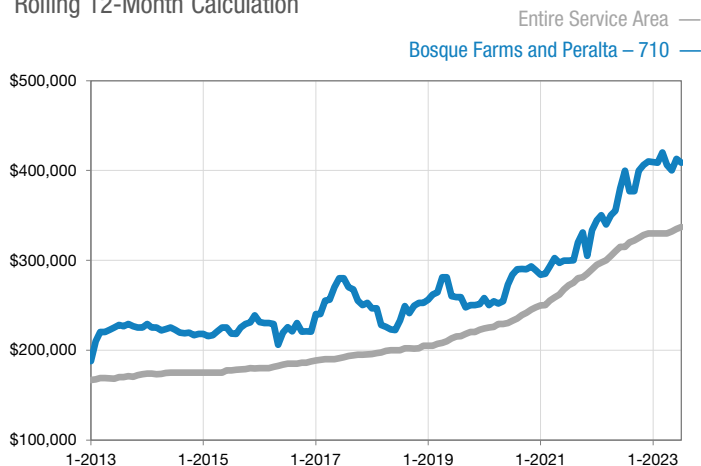
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

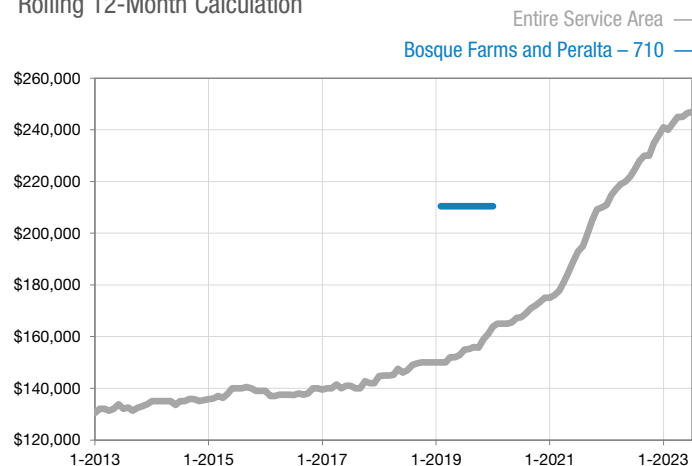
Median Sales Price - Single-Family Detached

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.