

Local Market Update for July 2023

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



Rio Rancho North – 160

East of Unser Blvd NE, South of Northwest Loop / Hwy 550, West of Rio Rancho Blvd, North of Paseo del Volcan

Single-Family Detached	July			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 7-2022	Thru 7-2023	Percent Change
New Listings	49	55	+ 12.2%	352	369	+ 4.8%
Pending Sales	34	44	+ 29.4%	283	287	+ 1.4%
Closed Sales	41	36	- 12.2%	317	254	- 19.9%
Days on Market Until Sale	12	41	+ 241.7%	22	40	+ 81.8%
Median Sales Price*	\$405,000	\$390,863	- 3.5%	\$400,000	\$398,593	- 0.4%
Average Sales Price*	\$422,746	\$436,771	+ 3.3%	\$413,107	\$426,634	+ 3.3%
Percent of List Price Received*	100.8%	99.4%	- 1.4%	101.0%	99.5%	- 1.5%
Inventory of Homes for Sale	79	75	- 5.1%	--	--	--
Months Supply of Inventory	1.8	2.0	+ 11.1%	--	--	--

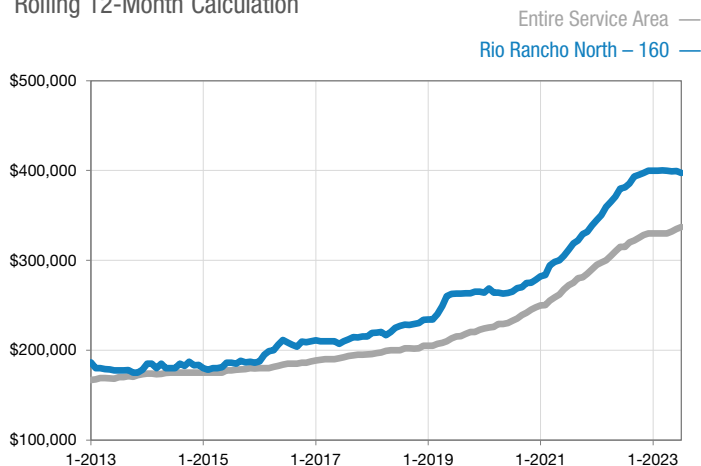
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.

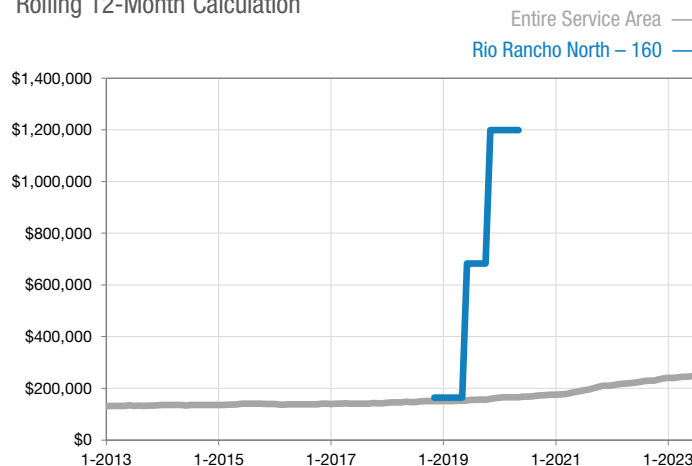
Median Sales Price - Single-Family Detached

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.