

Local Market Update for July 2023

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



87047

Single-Family Detached	July			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 7-2022	Thru 7-2023	Percent Change
New Listings	18	12	- 33.3%	72	67	- 6.9%
Pending Sales	9	15	+ 66.7%	57	50	- 12.3%
Closed Sales	7	5	- 28.6%	57	43	- 24.6%
Days on Market Until Sale	15	10	- 33.3%	34	32	- 5.9%
Median Sales Price*	\$615,000	\$395,000	- 35.8%	\$505,000	\$582,000	+ 15.2%
Average Sales Price*	\$591,329	\$489,200	- 17.3%	\$550,948	\$614,732	+ 11.6%
Percent of List Price Received*	99.1%	99.8%	+ 0.7%	99.6%	98.3%	- 1.3%
Inventory of Homes for Sale	24	18	- 25.0%	--	--	--
Months Supply of Inventory	2.6	2.6	0.0%	--	--	--

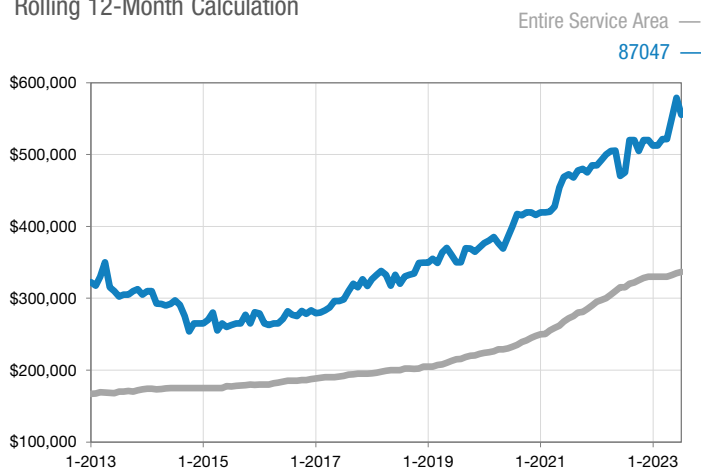
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	July			Year to Date		
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.

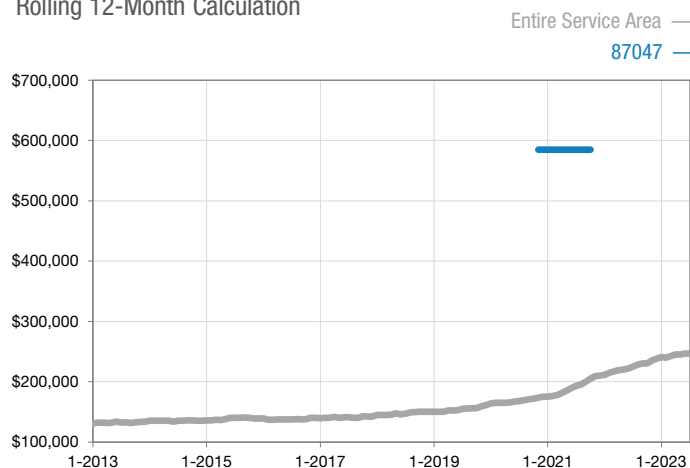
Median Sales Price - Single-Family Detached

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.