

# Local Market Update for August 2023

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



## 87144

Single-Family Detached	August			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	138	149	+ 8.0%	961	856	- 10.9%
Pending Sales	95	108	+ 13.7%	769	709	- 7.8%
Closed Sales	102	92	- 9.8%	801	657	- 18.0%
Days on Market Until Sale	15	28	+ 86.7%	15	35	+ 133.3%
Median Sales Price*	\$339,390	\$372,733	+ 9.8%	\$350,000	\$355,000	+ 1.4%
Average Sales Price*	\$367,435	\$416,736	+ 13.4%	\$369,231	\$391,066	+ 5.9%
Percent of List Price Received*	100.0%	100.6%	+ 0.6%	101.6%	99.9%	- 1.7%
Inventory of Homes for Sale	189	179	- 5.3%	--	--	--
Months Supply of Inventory	1.9	2.2	+ 15.8%	--	--	--

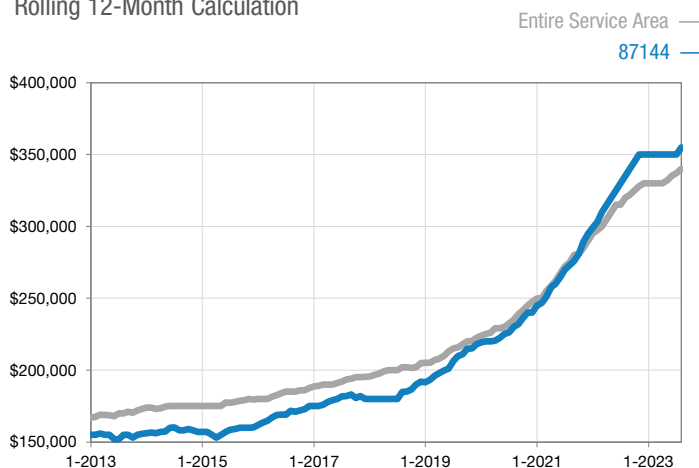
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	August			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	1	0	- 100.0%	3	1	- 66.7%
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	--	--	--	2	2	0.0%
Median Sales Price*	--	--	--	\$265,000	\$265,000	0.0%
Average Sales Price*	--	--	--	\$265,000	\$265,000	0.0%
Percent of List Price Received*	--	--	--	104.0%	100.0%	- 3.8%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	2.0	--	--	--	--	--

\* 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.

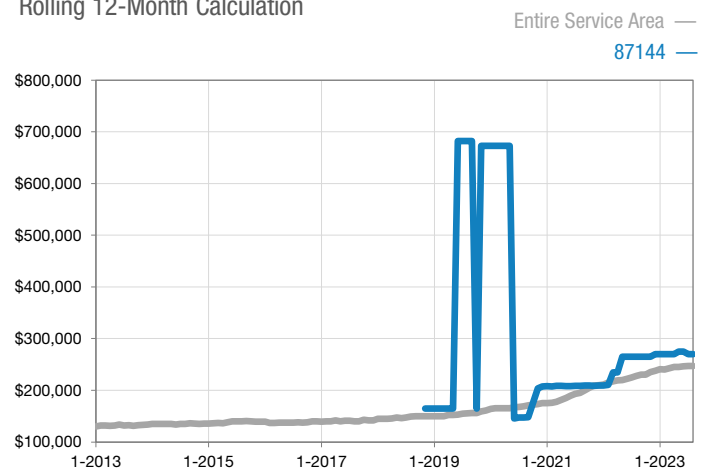
### Median Sales Price - Single-Family Detached

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.