

Local Market Update for August 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	August			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	6	5	- 16.7%	62	41	- 33.9%
Pending Sales	3	4	+ 33.3%	46	27	- 41.3%
Closed Sales	9	1	- 88.9%	54	27	- 50.0%
Days on Market Until Sale	45	180	+ 300.0%	24	49	+ 104.2%
Median Sales Price*	\$373,000	\$33,750	- 91.0%	\$409,355	\$420,000	+ 2.6%
Average Sales Price*	\$448,200	\$33,750	- 92.5%	\$455,330	\$437,454	- 3.9%
Percent of List Price Received*	97.5%	96.7%	- 0.8%	99.5%	96.7%	- 2.8%
Inventory of Homes for Sale	11	11	0.0%	--	--	--
Months Supply of Inventory	1.9	3.1	+ 63.2%	--	--	--

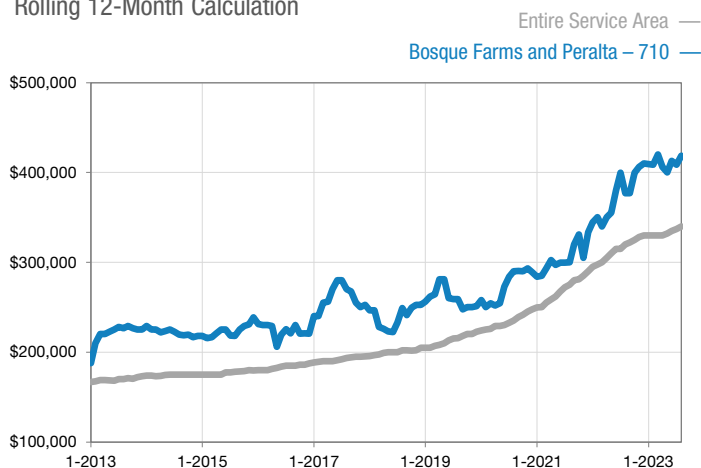
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	August			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	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.

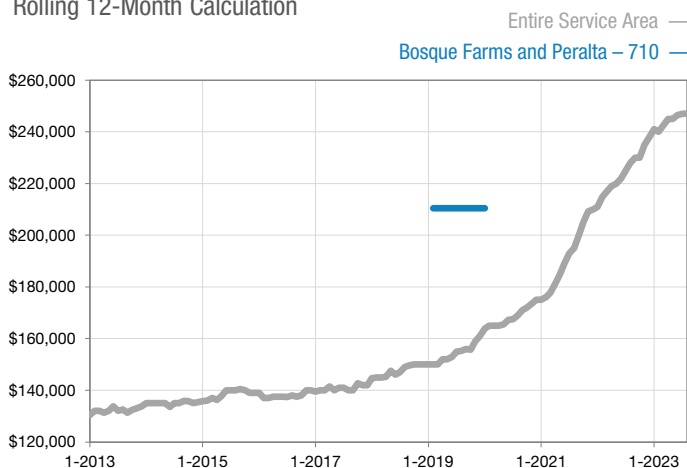
Median Sales Price - Single-Family Detached

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.