

Local Market Update for August 2023

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



87025

Single-Family Detached	August			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	6	4	- 33.3%	26	26	0.0%
Pending Sales	4	6	+ 50.0%	18	22	+ 22.2%
Closed Sales	3	7	+ 133.3%	16	17	+ 6.3%
Days on Market Until Sale	12	17	+ 41.7%	18	33	+ 83.3%
Median Sales Price*	\$400,000	\$414,100	+ 3.5%	\$307,500	\$380,000	+ 23.6%
Average Sales Price*	\$386,667	\$396,014	+ 2.4%	\$334,525	\$377,059	+ 12.7%
Percent of List Price Received*	103.3%	101.8%	- 1.5%	96.2%	98.5%	+ 2.4%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	3.1	2.3	- 25.8%	--	--	--

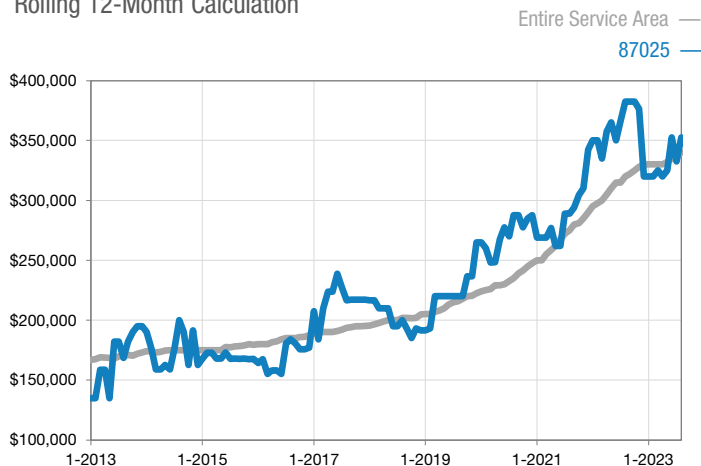
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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

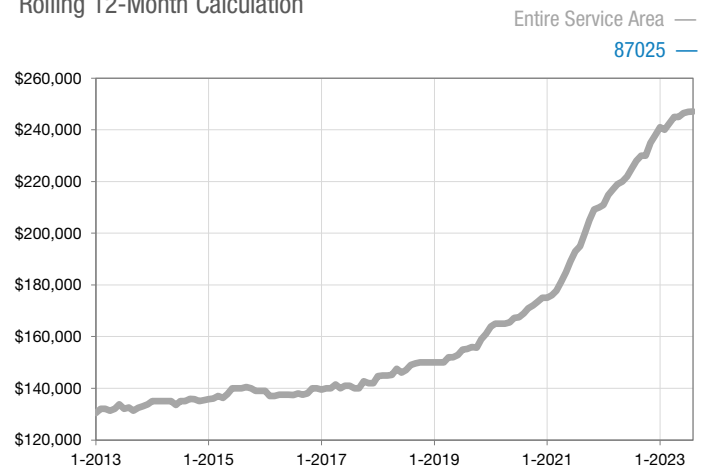
Median Sales Price - Single-Family Detached

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.