

Local Market Update for August 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	August			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	70	72	+ 2.9%	422	442	+ 4.7%
Pending Sales	38	54	+ 42.1%	321	337	+ 5.0%
Closed Sales	44	48	+ 9.1%	361	302	- 16.3%
Days on Market Until Sale	21	32	+ 52.4%	22	39	+ 77.3%
Median Sales Price*	\$391,645	\$415,000	+ 6.0%	\$400,000	\$399,490	- 0.1%
Average Sales Price*	\$415,127	\$434,473	+ 4.7%	\$413,353	\$427,880	+ 3.5%
Percent of List Price Received*	99.6%	99.7%	+ 0.1%	100.8%	99.5%	- 1.3%
Inventory of Homes for Sale	101	90	- 10.9%	--	--	--
Months Supply of Inventory	2.4	2.4	0.0%	--	--	--

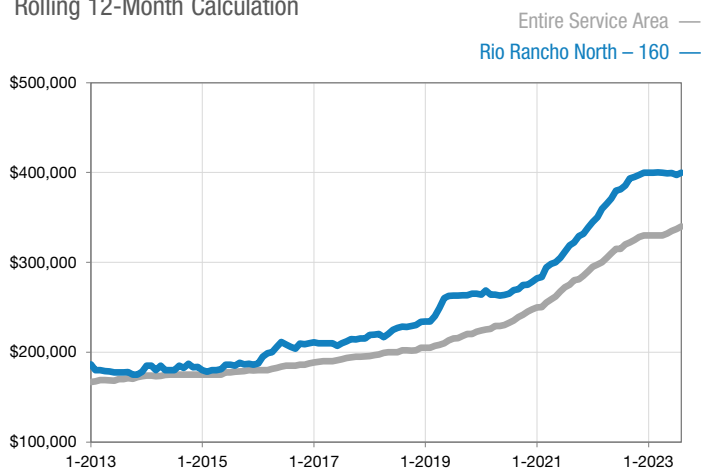
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	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.

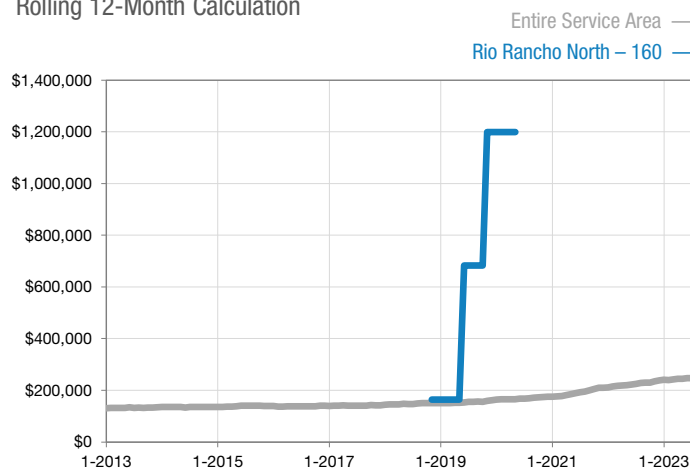
Median Sales Price - Single-Family Detached

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.