

# Local Market Update for August 2023

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



## North Moriarty – 290

North of I-40, South of Dinkle Rd, East of Lexco Rd to Guadalupe County Line

| Single-Family Detached          | August |           |                | Year to Date |             |                |
|---------------------------------|--------|-----------|----------------|--------------|-------------|----------------|
| Key Metrics                     | 2022   | 2023      | Percent Change | Thru 8-2022  | Thru 8-2023 | Percent Change |
| New Listings                    | 1      | 1         | 0.0%           | 7            | 9           | + 28.6%        |
| Pending Sales                   | 0      | 1         | --             | 4            | 7           | + 75.0%        |
| Closed Sales                    | 0      | 2         | --             | 5            | 6           | + 20.0%        |
| Days on Market Until Sale       | --     | 26        | --             | 23           | 42          | + 82.6%        |
| Median Sales Price*             | --     | \$502,450 | --             | \$340,000    | \$502,450   | + 47.8%        |
| Average Sales Price*            | --     | \$502,450 | --             | \$410,500    | \$457,900   | + 11.5%        |
| Percent of List Price Received* | --     | 95.8%     | --             | 94.4%        | 97.6%       | + 3.4%         |
| Inventory of Homes for Sale     | 2      | 1         | - 50.0%        | --           | --          | --             |
| Months Supply of Inventory      | 1.5    | 0.8       | - 46.7%        | --           | --          | --             |

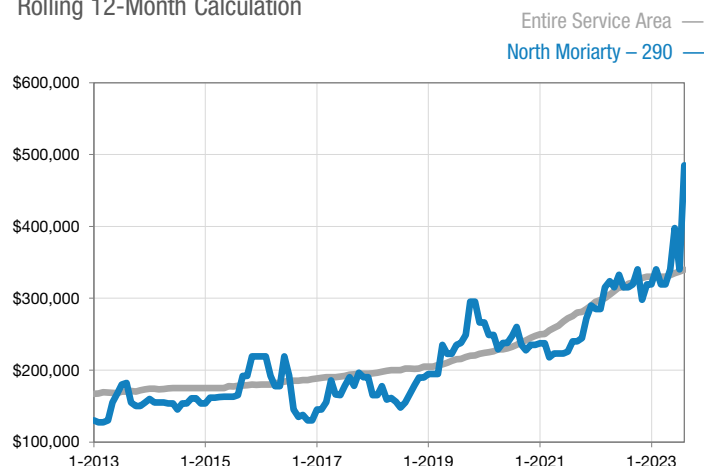
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| 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.

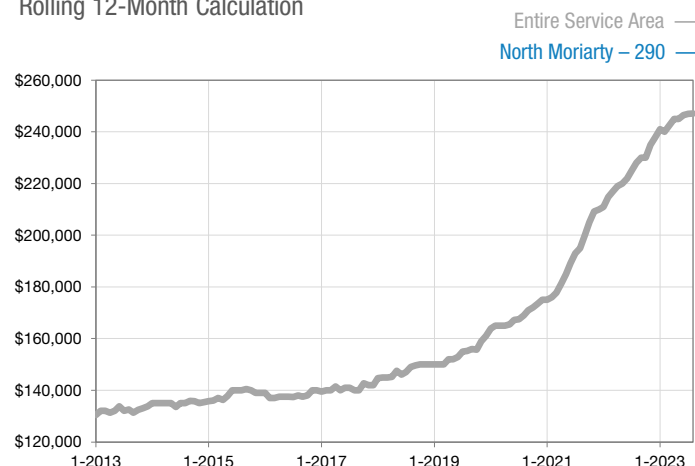
### Median Sales Price - Single-Family Detached

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.