

# Local Market Update for September 2023

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



## 87113

Single-Family Detached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	17	16	- 5.9%	174	135	- 22.4%
Pending Sales	18	13	- 27.8%	147	104	- 29.3%
Closed Sales	17	13	- 23.5%	143	100	- 30.1%
Days on Market Until Sale	14	34	+ 142.9%	17	15	- 11.8%
Median Sales Price*	\$405,000	<b>\$495,000</b>	+ 22.2%	\$425,000	<b>\$461,750</b>	+ 8.6%
Average Sales Price*	\$438,876	<b>\$476,393</b>	+ 8.5%	\$466,023	<b>\$485,297</b>	+ 4.1%
Percent of List Price Received*	99.1%	<b>98.6%</b>	- 0.5%	101.6%	<b>100.6%</b>	- 1.0%
Inventory of Homes for Sale	24	20	- 16.7%	--	--	--
Months Supply of Inventory	1.5	1.7	+ 13.3%	--	--	--

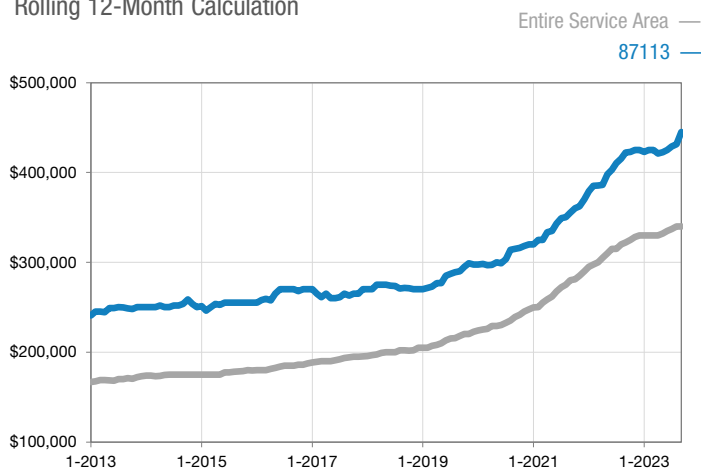
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	1	1	0.0%	21	13	- 38.1%
Pending Sales	1	1	0.0%	20	12	- 40.0%
Closed Sales	0	2	--	20	11	- 45.0%
Days on Market Until Sale	--	4	--	3	9	+ 200.0%
Median Sales Price*	--	<b>\$224,000</b>	--	\$238,000	<b>\$251,300</b>	+ 5.6%
Average Sales Price*	--	<b>\$224,000</b>	--	\$248,525	<b>\$248,891</b>	+ 0.1%
Percent of List Price Received*	--	<b>99.5%</b>	--	103.8%	<b>99.2%</b>	- 4.4%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.4	--	--	--	--	--

\* 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.

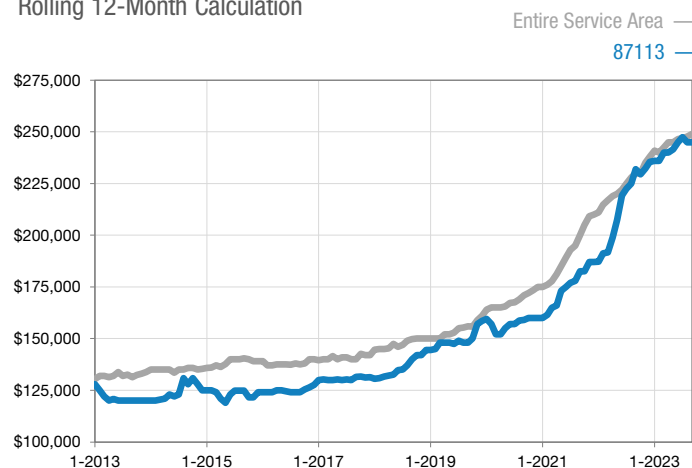
### Median Sales Price - Single-Family Detached

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.