

# Local Market Update for September 2023

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



## 87122

Single-Family Detached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	24	26	+ 8.3%	277	238	- 14.1%
Pending Sales	10	22	+ 120.0%	209	195	- 6.7%
Closed Sales	20	18	- 10.0%	211	189	- 10.4%
Days on Market Until Sale	17	12	- 29.4%	16	24	+ 50.0%
Median Sales Price*	\$650,000	<b>\$723,000</b>	+ 11.2%	\$673,000	<b>\$720,000</b>	+ 7.0%
Average Sales Price*	\$653,697	<b>\$783,406</b>	+ 19.8%	\$741,316	<b>\$799,815</b>	+ 7.9%
Percent of List Price Received*	97.8%	<b>98.4%</b>	+ 0.6%	101.1%	<b>99.0%</b>	- 2.1%
Inventory of Homes for Sale	49	30	- 38.8%	--	--	--
Months Supply of Inventory	2.1	1.5	- 28.6%	--	--	--

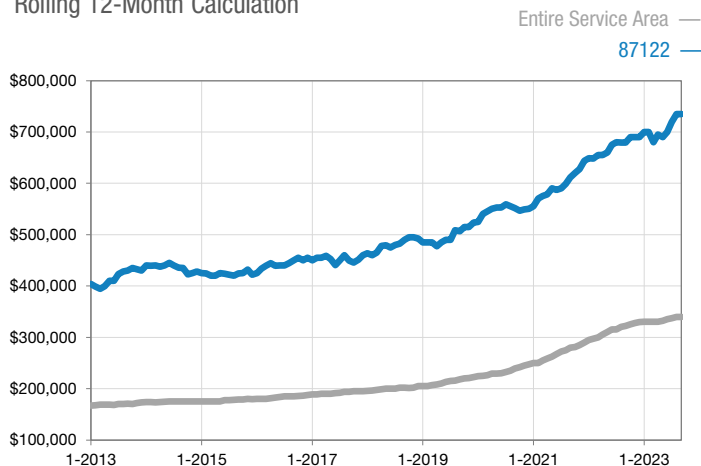
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	0	0	0.0%	4	6	+ 50.0%
Pending Sales	0	0	0.0%	4	3	- 25.0%
Closed Sales	0	0	0.0%	5	4	- 20.0%
Days on Market Until Sale	--	--	--	2	4	+ 100.0%
Median Sales Price*	--	--	--	\$302,000	<b>\$317,950</b>	+ 5.3%
Average Sales Price*	--	--	--	\$299,600	<b>\$363,975</b>	+ 21.5%
Percent of List Price Received*	--	--	--	108.1%	<b>110.6%</b>	+ 2.3%
Inventory of Homes for Sale	0	3	--	--	--	--
Months Supply of Inventory	--	1.9	--	--	--	--

\* 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.

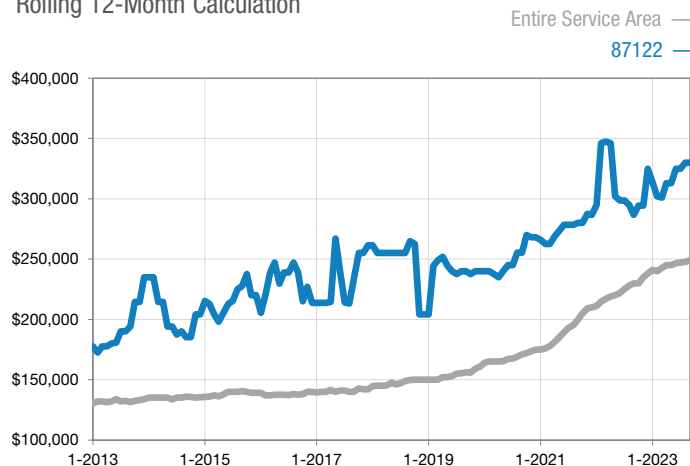
### Median Sales Price - Single-Family Detached

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.