

Local Market Update for September 2023

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



Far North Valley – 102

East of Rio Grande River, South of Sandoval County Line, West of I-25, North of Alameda Blvd NE

Single-Family Detached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	3	6	+ 100.0%	34	32	- 5.9%
Pending Sales	3	1	- 66.7%	28	18	- 35.7%
Closed Sales	1	3	+ 200.0%	26	15	- 42.3%
Days on Market Until Sale	64	65	+ 1.6%	25	43	+ 72.0%
Median Sales Price*	\$192,500	\$1,070,000	+ 455.8%	\$527,500	\$675,000	+ 28.0%
Average Sales Price*	\$192,500	\$1,050,000	+ 445.5%	\$719,908	\$672,948	- 6.5%
Percent of List Price Received*	96.3%	97.5%	+ 1.2%	98.9%	97.5%	- 1.4%
Inventory of Homes for Sale	8	8	0.0%	--	--	--
Months Supply of Inventory	2.7	4.0	+ 48.1%	--	--	--

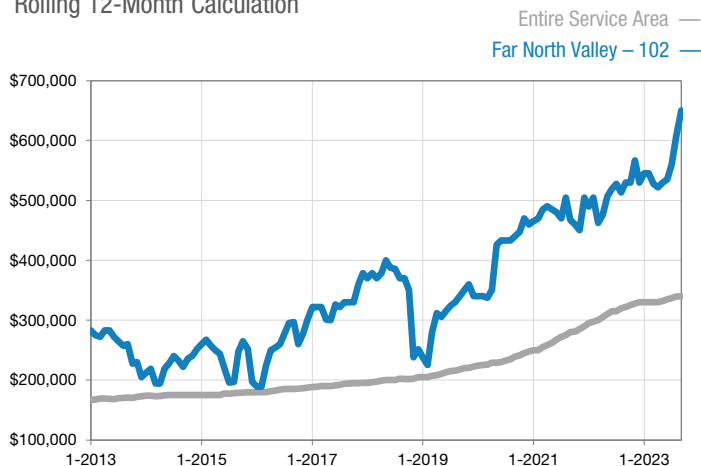
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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%	0	1	--
Pending Sales	0	0	0.0%	0	1	--
Closed Sales	0	1	--	0	1	--
Days on Market Until Sale	--	47	--	--	47	--
Median Sales Price*	--	\$380,000	--	--	\$380,000	--
Average Sales Price*	--	\$380,000	--	--	\$380,000	--
Percent of List Price Received*	--	98.7%	--	--	98.7%	--
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.

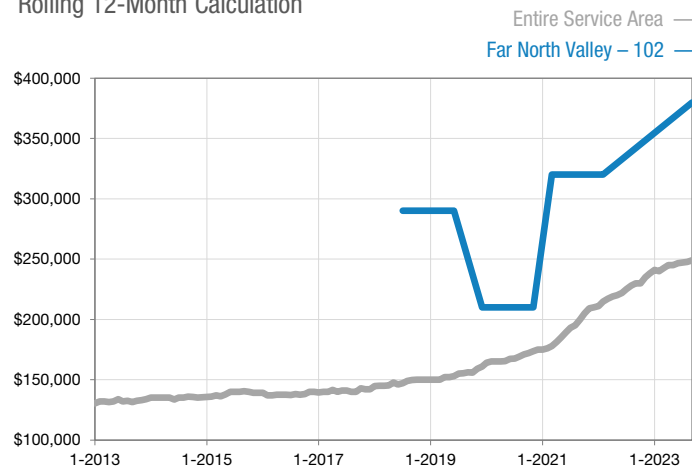
Median Sales Price - Single-Family Detached

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.