

Local Market Update for September 2023

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



87004

Single-Family Detached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	11	10	- 9.1%	88	69	- 21.6%
Pending Sales	10	8	- 20.0%	72	57	- 20.8%
Closed Sales	8	2	- 75.0%	79	48	- 39.2%
Days on Market Until Sale	22	28	+ 27.3%	18	26	+ 44.4%
Median Sales Price*	\$400,000	\$342,000	- 14.5%	\$385,000	\$356,000	- 7.5%
Average Sales Price*	\$418,959	\$342,000	- 18.4%	\$415,817	\$372,448	- 10.4%
Percent of List Price Received*	98.7%	101.6%	+ 2.9%	99.3%	99.1%	- 0.2%
Inventory of Homes for Sale	10	16	+ 60.0%	--	--	--
Months Supply of Inventory	1.3	2.7	+ 107.7%	--	--	--

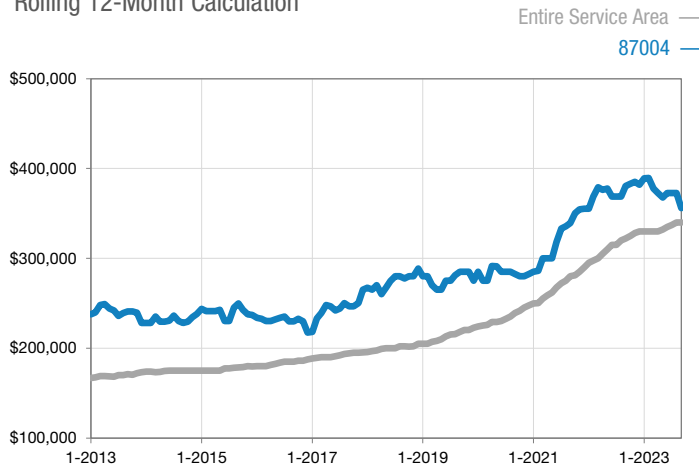
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	September			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
New Listings	0	1	--	2	2	0.0%
Pending Sales	0	1	--	2	2	0.0%
Closed Sales	0	1	--	2	2	0.0%
Days on Market Until Sale	--	2	--	5	2	- 60.0%
Median Sales Price*	--	\$154,900	--	\$164,950	\$187,450	+ 13.6%
Average Sales Price*	--	\$154,900	--	\$164,950	\$187,450	+ 13.6%
Percent of List Price Received*	--	100.0%	--	100.0%	101.2%	+ 1.2%
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.

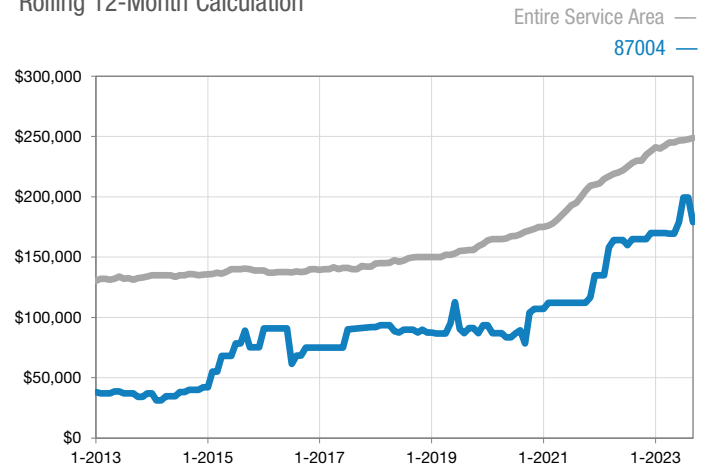
Median Sales Price - Single-Family Detached

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.