

Local Market Update for November 2023

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



Bernalillo / Algodones – 170

East of Rio Rancho Blvd, South of Rio Grande River, West of I-25, North of Sandia Reservation

Single-Family Detached	November			Year to Date		
	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
Key Metrics						
New Listings	8	9	+ 12.5%	109	87	- 20.2%
Pending Sales	6	9	+ 50.0%	85	74	- 12.9%
Closed Sales	7	7	0.0%	95	67	- 29.5%
Days on Market Until Sale	11	57	+ 418.2%	21	33	+ 57.1%
Median Sales Price*	\$382,000	\$365,000	- 4.5%	\$389,999	\$369,000	- 5.4%
Average Sales Price*	\$476,000	\$389,286	- 18.2%	\$429,018	\$390,384	- 9.0%
Percent of List Price Received*	99.7%	97.9%	- 1.8%	99.3%	98.9%	- 0.4%
Inventory of Homes for Sale	15	15	0.0%	--	--	--
Months Supply of Inventory	2.0	2.3	+ 15.0%	--	--	--

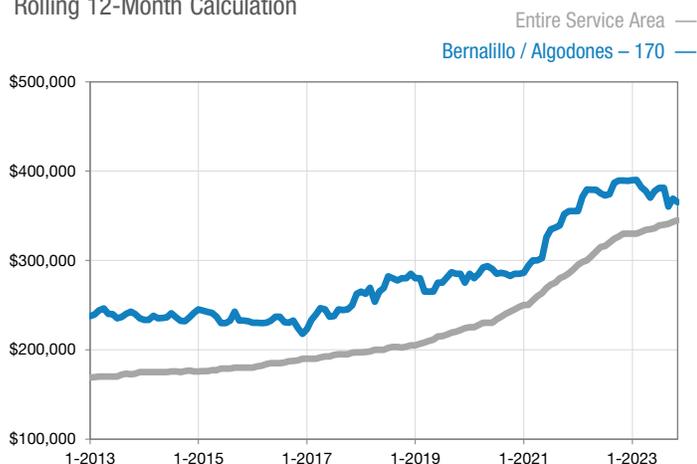
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
Key Metrics						
New Listings	1	1	0.0%	3	3	0.0%
Pending Sales	1	1	0.0%	3	3	0.0%
Closed Sales	0	0	0.0%	2	2	0.0%
Days on Market Until Sale	--	--	--	5	2	- 60.0%
Median Sales Price*	--	--	--	\$164,950	\$187,450	+ 13.6%
Average Sales Price*	--	--	--	\$164,950	\$187,450	+ 13.6%
Percent of List Price Received*	--	--	--	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.

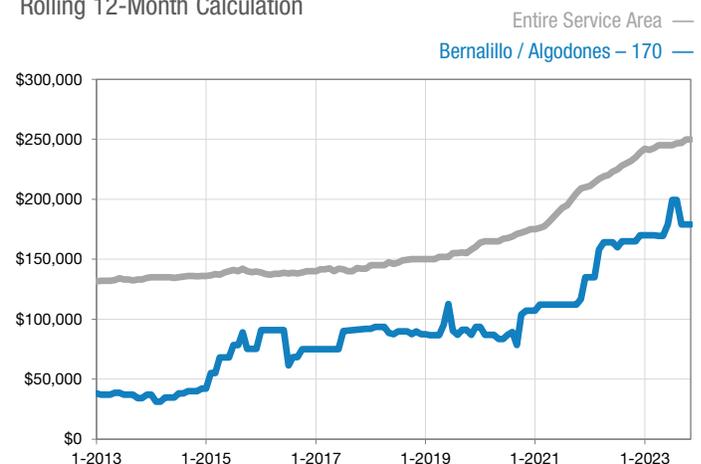
Median Sales Price - Single-Family Detached

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.