

# Local Market Update for November 2023

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



## 87109

Single-Family Detached	November			Year to Date		
	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
<b>Key Metrics</b>						
New Listings	13	19	+ 46.2%	288	268	- 6.9%
Pending Sales	11	17	+ 54.5%	243	244	+ 0.4%
Closed Sales	15	19	+ 26.7%	258	233	- 9.7%
Days on Market Until Sale	12	25	+ 108.3%	8	17	+ 112.5%
Median Sales Price*	\$330,000	<b>\$375,000</b>	+ 13.6%	\$365,000	<b>\$390,000</b>	+ 6.8%
Average Sales Price*	\$382,100	<b>\$402,705</b>	+ 5.4%	\$380,401	<b>\$414,504</b>	+ 9.0%
Percent of List Price Received*	100.5%	100.1%	- 0.4%	101.7%	99.9%	- 1.8%
Inventory of Homes for Sale	21	25	+ 19.0%	--	--	--
Months Supply of Inventory	0.9	1.2	+ 33.3%	--	--	--

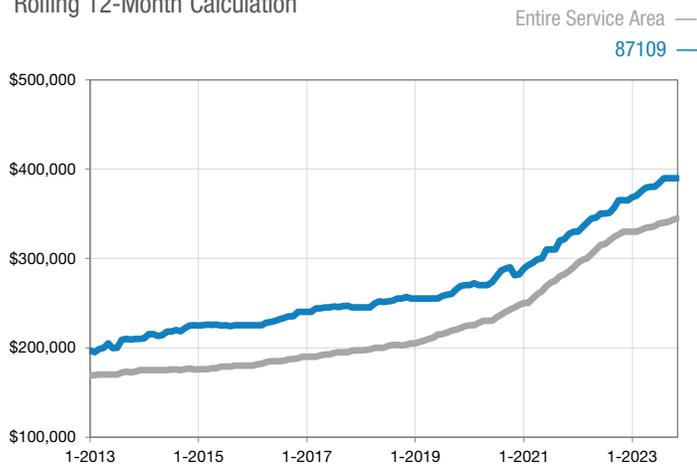
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	November			Year to Date		
	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
<b>Key Metrics</b>						
New Listings	4	11	+ 175.0%	139	125	- 10.1%
Pending Sales	6	8	+ 33.3%	133	109	- 18.0%
Closed Sales	9	7	- 22.2%	140	104	- 25.7%
Days on Market Until Sale	6	7	+ 16.7%	14	15	+ 7.1%
Median Sales Price*	\$255,000	<b>\$288,000</b>	+ 12.9%	\$234,500	<b>\$265,000</b>	+ 13.0%
Average Sales Price*	\$265,000	<b>\$256,571</b>	- 3.2%	\$227,704	<b>\$240,058</b>	+ 5.4%
Percent of List Price Received*	98.8%	100.2%	+ 1.4%	100.6%	100.4%	- 0.2%
Inventory of Homes for Sale	6	11	+ 83.3%	--	--	--
Months Supply of Inventory	0.5	1.2	+ 140.0%	--	--	--

\* 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.

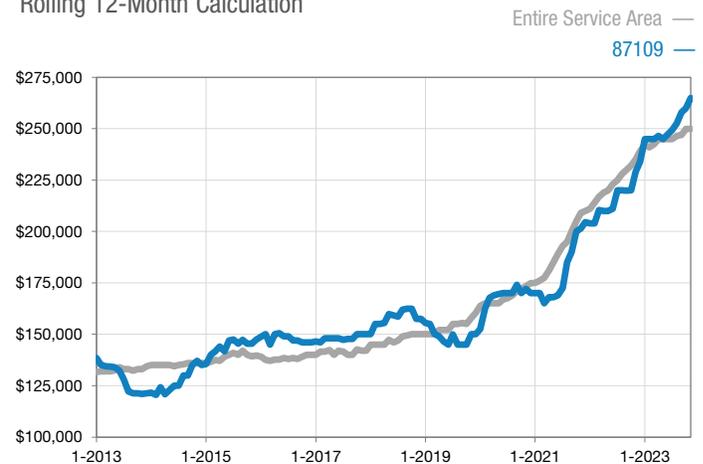
### Median Sales Price - Single-Family Detached

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.