

Rio Rancho Central – 161

East of Rainbow Blvd, South of Northwest Loop, West of Unser Blvd NE, North of Northern Blvd

Single-Family Detached	May			Year to Date		
Key Metrics	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	36	30	- 16.7%	128	145	+ 13.3%
Pending Sales	20	31	+ 55.0%	102	134	+ 31.4%
Closed Sales	16	29	+ 81.3%	102	116	+ 13.7%
Days on Market Until Sale	21	29	+ 38.1%	41	30	- 26.8%
Median Sales Price*	\$312,500	\$328,000	+ 5.0%	\$324,500	\$315,000	- 2.9%
Average Sales Price*	\$329,119	\$330,524	+ 0.4%	\$328,605	\$331,905	+ 1.0%
Percent of List Price Received*	100.1%	99.5%	- 0.6%	99.5%	99.3%	- 0.2%
Inventory of Homes for Sale	44	32	- 27.3%	—	—	—
Months Supply of Inventory	1.9	1.4	- 26.3%	—	—	—

Single-Family Attached	May			Year to Date		
Key Metrics	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	6	1	- 83.3%	11	3	- 72.7%
Pending Sales	6	1	- 83.3%	11	1	- 90.9%
Closed Sales	7	0	- 100.0%	11	0	- 100.0%
Days on Market Until Sale	1	—	—	4	—	—
Median Sales Price*	\$391,000	—	—	\$391,000	—	—
Average Sales Price*	\$372,000	—	—	\$368,091	—	—
Percent of List Price Received*	99.8%	—	—	99.3%	—	—
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	1.0	—	—	—	—

* 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.

