

# Local Market Update for February 2024

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



## Four Hills Village – 60

East / North of KAFB, South of I-40 to mountains

Single-Family Detached	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	6	5	- 16.7%	17	9	- 47.1%
Pending Sales	9	4	- 55.6%	16	8	- 50.0%
Closed Sales	6	5	- 16.7%	9	9	0.0%
Days on Market Until Sale	33	90	+ 172.7%	37	57	+ 54.1%
Median Sales Price*	\$485,000	<b>\$499,900</b>	+ 3.1%	\$475,000	<b>\$499,900</b>	+ 5.2%
Average Sales Price*	\$468,317	<b>\$488,480</b>	+ 4.3%	\$448,989	<b>\$476,822</b>	+ 6.2%
Percent of List Price Received*	97.6%	<b>100.0%</b>	+ 2.5%	97.4%	<b>100.2%</b>	+ 2.9%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	1.2	1.2	0.0%	--	--	--

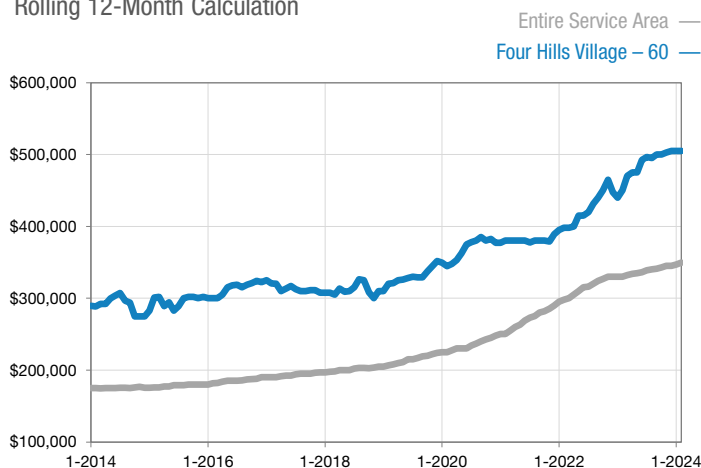
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	1	2	+ 100.0%	2	2	0.0%
Pending Sales	0	2	--	1	2	+ 100.0%
Closed Sales	1	0	- 100.0%	2	1	- 50.0%
Days on Market Until Sale	0	--	--	1	8	+ 700.0%
Median Sales Price*	\$244,000	--	--	\$239,950	<b>\$265,160</b>	+ 10.5%
Average Sales Price*	\$244,000	--	--	\$239,950	<b>\$265,160</b>	+ 10.5%
Percent of List Price Received*	100.0%	--	--	99.2%	<b>100.8%</b>	+ 1.6%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.6	1.6	+ 166.7%	--	--	--

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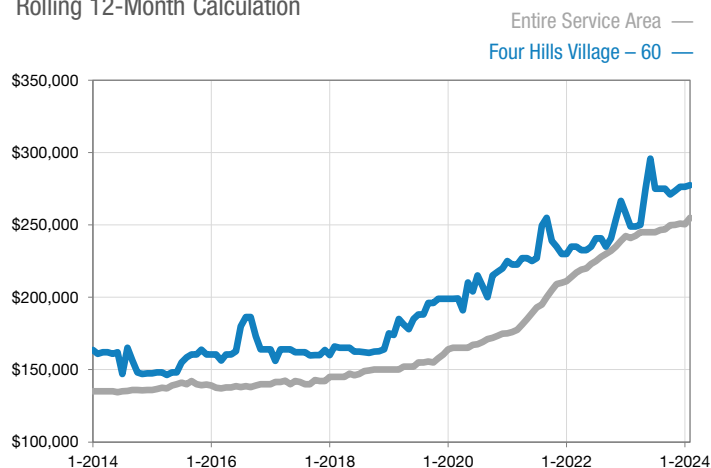
### Median Sales Price - Single-Family Detached

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.