

Local Market Update for February 2022

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	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	12	6	- 50.0%	16	13	- 18.8%
Pending Sales	13	7	- 46.2%	24	13	- 45.8%
Closed Sales	12	7	- 41.7%	18	13	- 27.8%
Days on Market Until Sale	38	7	- 81.6%	43	18	- 58.1%
Median Sales Price*	\$387,500	\$440,000	+ 13.5%	\$380,500	\$463,000	+ 21.7%
Average Sales Price*	\$424,919	\$474,000	+ 11.6%	\$419,112	\$499,346	+ 19.1%
Percent of List Price Received*	98.7%	104.5%	+ 5.9%	98.6%	101.9%	+ 3.3%
Inventory of Homes for Sale	7	1	- 85.7%	--	--	--
Months Supply of Inventory	0.6	0.1	- 83.3%	--	--	--

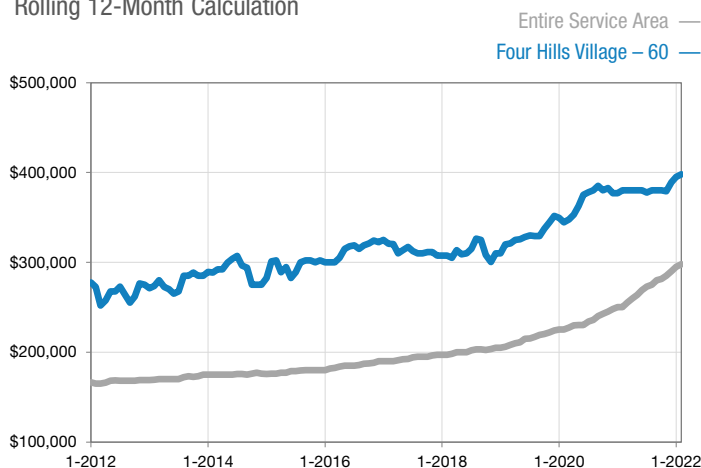
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	February			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	3	0	- 100.0%	5	1	- 80.0%
Pending Sales	3	0	- 100.0%	7	1	- 85.7%
Closed Sales	1	1	0.0%	3	1	- 66.7%
Days on Market Until Sale	7	2	- 71.4%	18	2	- 88.9%
Median Sales Price*	\$185,000	\$258,000	+ 39.5%	\$225,000	\$258,000	+ 14.7%
Average Sales Price*	\$185,000	\$258,000	+ 39.5%	\$228,333	\$258,000	+ 13.0%
Percent of List Price Received*	92.5%	103.6%	+ 12.0%	96.1%	103.6%	+ 7.8%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	0.7	--	--	--	--	--

* 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.

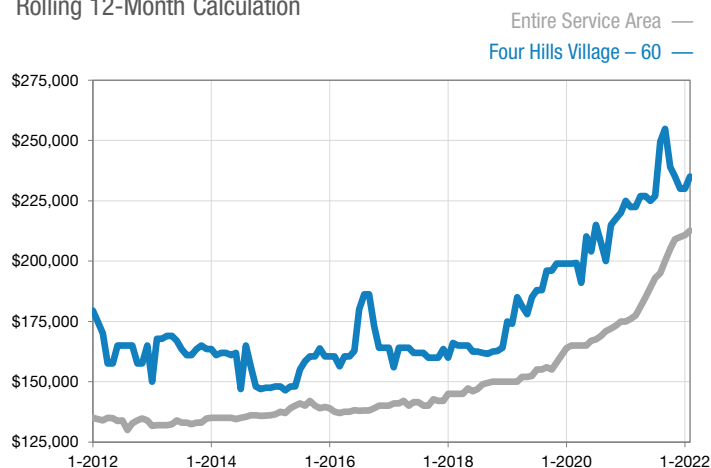
Median Sales Price - Single-Family Detached

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.