

Local Market Update for August 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	August			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 8-2021	Thru 8-2022	Percent Change
New Listings	10	7	- 30.0%	89	77	- 13.5%
Pending Sales	14	11	- 21.4%	91	61	- 33.0%
Closed Sales	13	7	- 46.2%	83	57	- 31.3%
Days on Market Until Sale	28	24	- 14.3%	23	14	- 39.1%
Median Sales Price*	\$420,000	\$520,000	+ 23.8%	\$386,000	\$465,000	+ 20.5%
Average Sales Price*	\$433,718	\$479,929	+ 10.7%	\$414,920	\$479,973	+ 15.7%
Percent of List Price Received*	98.6%	98.2%	- 0.4%	99.8%	100.7%	+ 0.9%
Inventory of Homes for Sale	5	12	+ 140.0%	--	--	--
Months Supply of Inventory	0.5	1.6	+ 220.0%	--	--	--

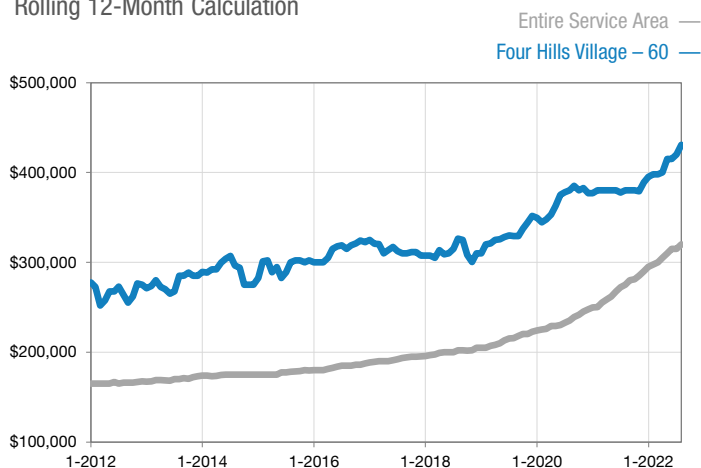
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	August			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 8-2021	Thru 8-2022	Percent Change
New Listings	2	0	- 100.0%	24	8	- 66.7%
Pending Sales	1	0	- 100.0%	23	8	- 65.2%
Closed Sales	1	1	0.0%	22	7	- 68.2%
Days on Market Until Sale	3	2	- 33.3%	15	12	- 20.0%
Median Sales Price*	\$276,000	\$296,000	+ 7.2%	\$241,950	\$275,000	+ 13.7%
Average Sales Price*	\$276,000	\$296,000	+ 7.2%	\$250,131	\$276,086	+ 10.4%
Percent of List Price Received*	98.9%	102.4%	+ 3.5%	101.0%	101.2%	+ 0.2%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.1	--	--	--	--	--

* 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.

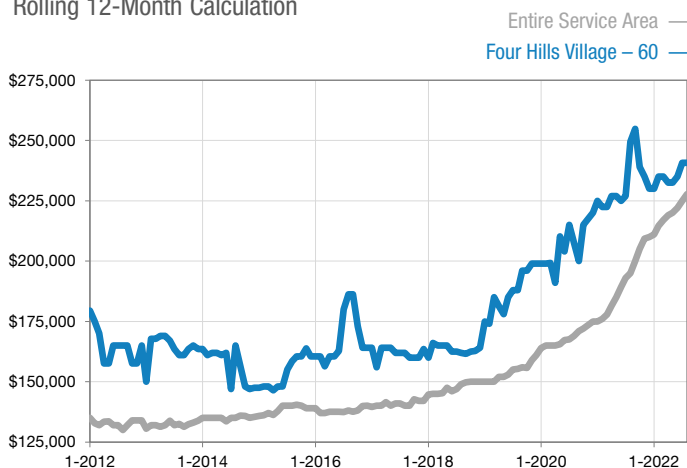
Median Sales Price - Single-Family Detached

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.