

Local Market Update for October 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	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	7	7	0.0%	108	95	- 12.0%
Pending Sales	8	5	- 37.5%	105	73	- 30.5%
Closed Sales	8	6	- 25.0%	103	72	- 30.1%
Days on Market Until Sale	9	20	+ 122.2%	22	17	- 22.7%
Median Sales Price*	\$343,995	\$384,000	+ 11.6%	\$385,000	\$447,500	+ 16.2%
Average Sales Price*	\$354,624	\$428,167	+ 20.7%	\$412,586	\$471,319	+ 14.2%
Percent of List Price Received*	100.7%	102.1%	+ 1.4%	99.9%	100.5%	+ 0.6%
Inventory of Homes for Sale	8	11	+ 37.5%	--	--	--
Months Supply of Inventory	0.8	1.5	+ 87.5%	--	--	--

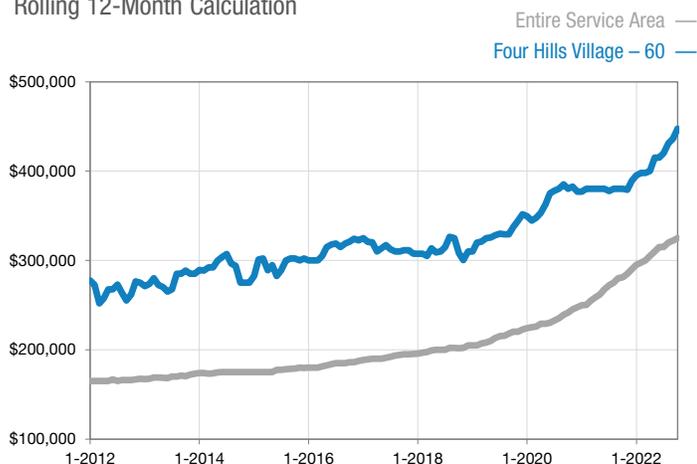
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	3	0	- 100.0%	30	10	- 66.7%
Pending Sales	5	1	- 80.0%	32	10	- 68.8%
Closed Sales	4	0	- 100.0%	28	9	- 67.9%
Days on Market Until Sale	13	--	--	14	10	- 28.6%
Median Sales Price*	\$226,000	--	--	\$244,950	\$275,000	+ 12.3%
Average Sales Price*	\$233,500	--	--	\$255,692	\$279,711	+ 9.4%
Percent of List Price Received*	101.7%	--	--	100.8%	100.9%	+ 0.1%
Inventory of Homes for Sale	0	0	0.0%	--	--	--
Months Supply of Inventory	--	--	--	--	--	--

* 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.

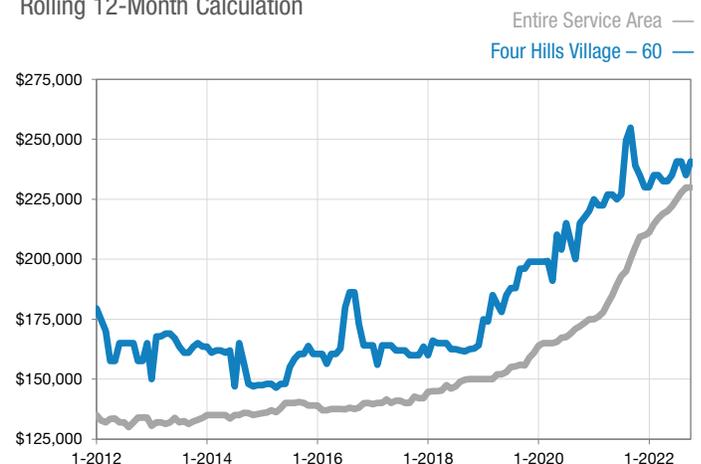
Median Sales Price - Single-Family Detached

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.