

Local Market Update for March 2023

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	March			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
New Listings	13	5	- 61.5%	26	22	- 15.4%
Pending Sales	8	6	- 25.0%	21	22	+ 4.8%
Closed Sales	4	10	+ 150.0%	17	19	+ 11.8%
Days on Market Until Sale	1	31	+ 3000.0%	14	34	+ 142.9%
Median Sales Price*	\$512,500	\$588,500	+ 14.8%	\$500,000	\$525,000	+ 5.0%
Average Sales Price*	\$525,250	\$590,961	+ 12.5%	\$505,441	\$523,711	+ 3.6%
Percent of List Price Received*	102.6%	99.1%	- 3.4%	102.1%	98.3%	- 3.7%
Inventory of Homes for Sale	7	7	0.0%	--	--	--
Months Supply of Inventory	0.8	1.0	+ 25.0%	--	--	--

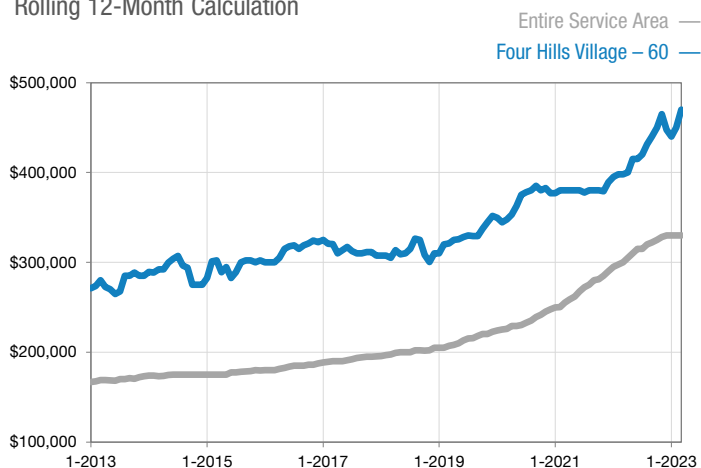
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	March			Year to Date		
Key Metrics	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
New Listings	1	2	+ 100.0%	2	4	+ 100.0%
Pending Sales	0	3	--	1	4	+ 300.0%
Closed Sales	0	0	0.0%	1	2	+ 100.0%
Days on Market Until Sale	--	--	--	2	1	- 50.0%
Median Sales Price*	--	--	--	\$258,000	\$239,950	- 7.0%
Average Sales Price*	--	--	--	\$258,000	\$239,950	- 7.0%
Percent of List Price Received*	--	--	--	103.6%	99.2%	- 4.2%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.4	--	--	--	--	--

* 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.

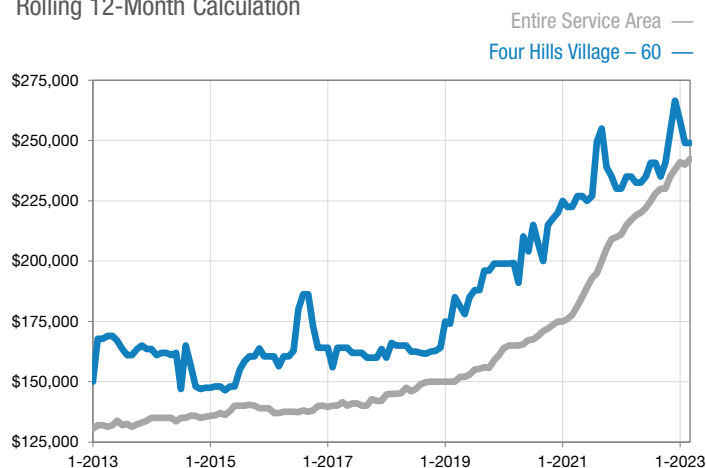
Median Sales Price - Single-Family Detached

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.