

Local Market Update for December 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	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
Key Metrics						
New Listings	2	2	0.0%	71	87	+ 22.5%
Pending Sales	6	5	- 16.7%	66	58	- 12.1%
Closed Sales	5	2	- 60.0%	64	58	- 9.4%
Days on Market Until Sale	59	41	- 30.5%	40	37	- 7.5%
Median Sales Price*	\$479,000	\$536,750	+ 12.1%	\$505,000	\$520,000	+ 3.0%
Average Sales Price*	\$542,800	\$536,750	- 1.1%	\$520,084	\$518,433	- 0.3%
Percent of List Price Received*	97.6%	98.1%	+ 0.5%	98.2%	99.1%	+ 0.9%
Inventory of Homes for Sale	7	18	+ 157.1%	--	--	--
Months Supply of Inventory	1.3	3.7	+ 184.6%	--	--	--

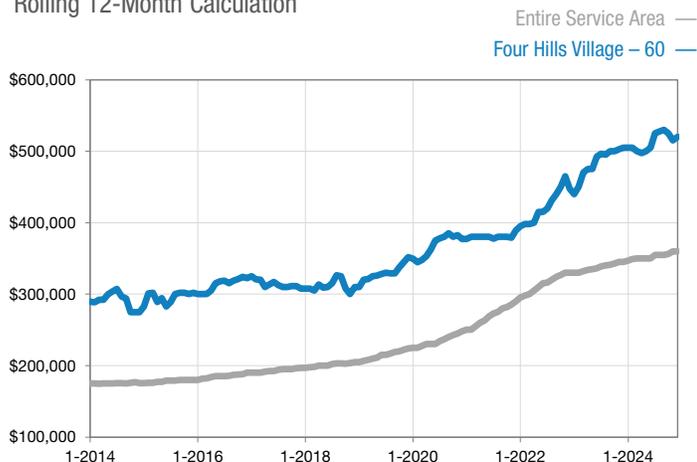
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Single-Family Attached	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
Key Metrics						
New Listings	1	0	- 100.0%	22	22	0.0%
Pending Sales	0	1	--	18	15	- 16.7%
Closed Sales	2	1	- 50.0%	18	14	- 22.2%
Days on Market Until Sale	24	9	- 62.5%	14	27	+ 92.9%
Median Sales Price*	\$280,750	\$288,000	+ 2.6%	\$276,250	\$286,500	+ 3.7%
Average Sales Price*	\$280,750	\$288,000	+ 2.6%	\$295,022	\$311,746	+ 5.7%
Percent of List Price Received*	100.5%	101.1%	+ 0.6%	99.9%	99.5%	- 0.4%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	1.7	1.8	+ 5.9%	--	--	--

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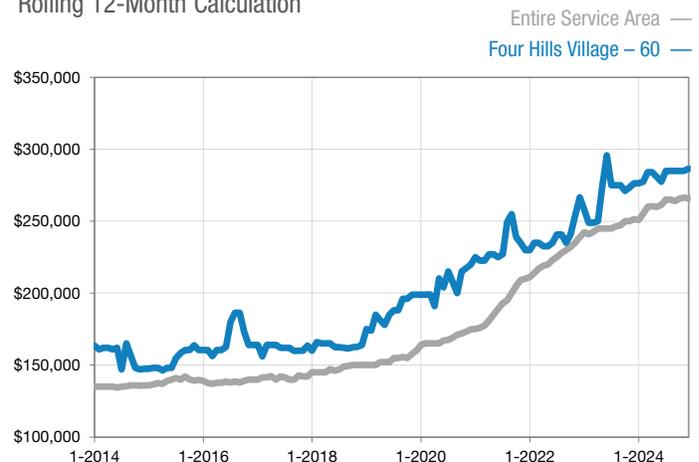
Median Sales Price - Single-Family Detached

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.