

Local Market Update – February 2022

A Research Tool Provided by Montana Regional MLS



Great Falls

Cascade County

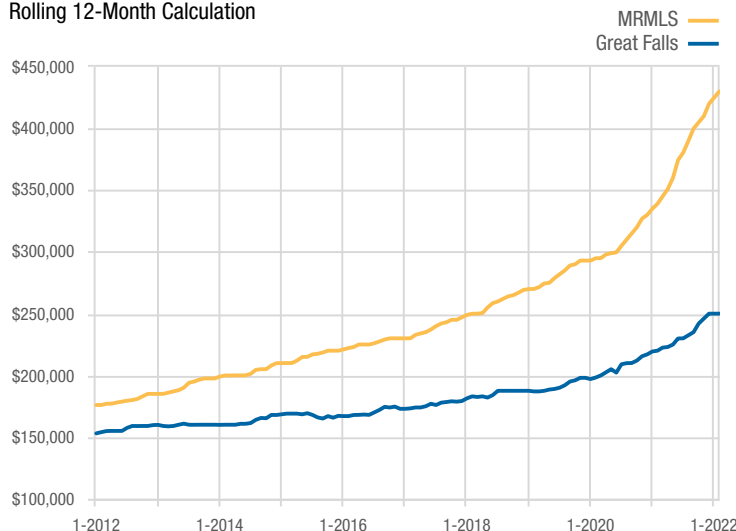
Single-Family Key Metrics	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	54	62	+ 14.8%	131	112	- 14.5%
Pending Sales	57	62	+ 8.8%	131	112	- 14.5%
Closed Sales	60	37	- 38.3%	113	104	- 8.0%
Days on Market Until Sale	33	55	+ 66.7%	44	52	+ 18.2%
Median Sales Price*	\$217,750	\$283,000	+ 30.0%	\$220,000	\$266,000	+ 20.9%
Average Sales Price*	\$251,744	\$308,020	+ 22.4%	\$252,481	\$312,842	+ 23.9%
Percent of List Price Received*	99.1%	101.2%	+ 2.1%	98.7%	100.5%	+ 1.8%
Inventory of Homes for Sale	36	27	- 25.0%	—	—	—
Months Supply of Inventory	0.4	0.3	- 25.0%	—	—	—

Townhouse/Condo Key Metrics	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	5	5	0.0%	23	10	- 56.5%
Pending Sales	4	6	+ 50.0%	18	11	- 38.9%
Closed Sales	6	9	+ 50.0%	14	15	+ 7.1%
Days on Market Until Sale	39	167	+ 328.2%	38	147	+ 286.8%
Median Sales Price*	\$154,500	\$267,900	+ 73.4%	\$163,250	\$280,000	+ 71.5%
Average Sales Price*	\$175,501	\$241,818	+ 37.8%	\$167,708	\$254,484	+ 51.7%
Percent of List Price Received*	100.9%	104.5%	+ 3.6%	99.8%	101.3%	+ 1.5%
Inventory of Homes for Sale	5	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.

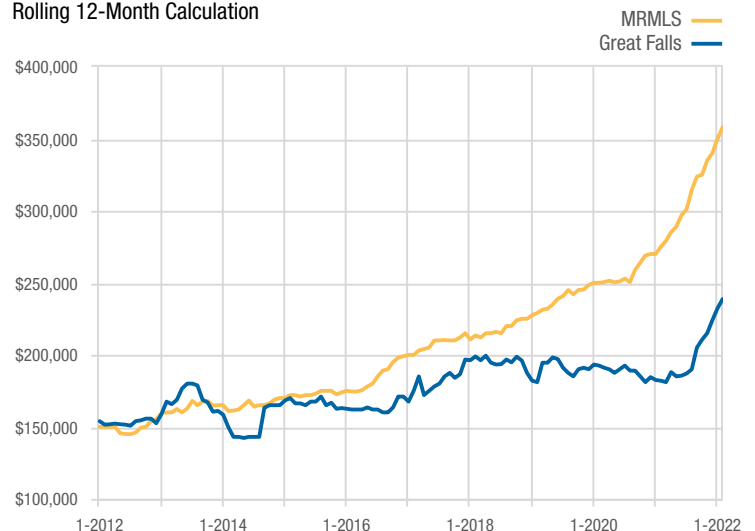
Median Sales Price - Single-Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

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.

Current as of March 5, 2022. All data from Montana Regional MLS. Report © 2022 ShowingTime.