

Local Market Update – April 2022

A Research Tool Provided by Montana Regional MLS



Cascade County

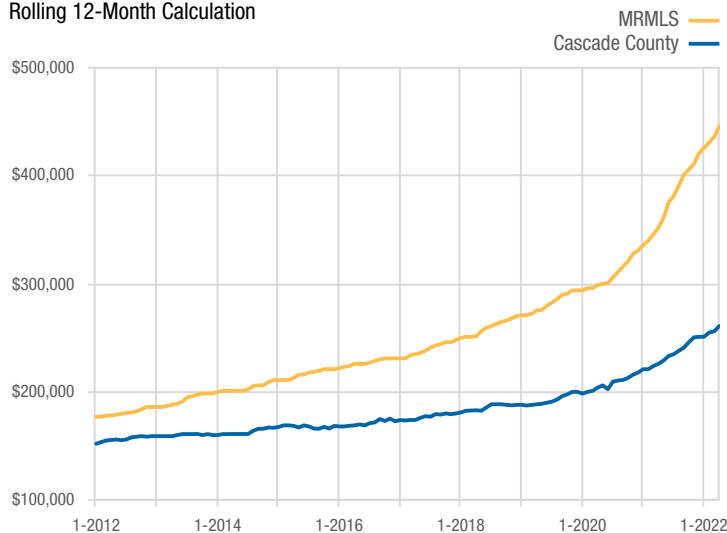
Single-Family Key Metrics	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	114	117	+ 2.6%	377	346	- 8.2%
Pending Sales	115	116	+ 0.9%	355	329	- 7.3%
Closed Sales	73	77	+ 5.5%	291	263	- 9.6%
Days on Market Until Sale	32	50	+ 56.3%	42	54	+ 28.6%
Median Sales Price*	\$225,000	\$288,000	+ 28.0%	\$228,000	\$283,000	+ 24.1%
Average Sales Price*	\$265,888	\$340,174	+ 27.9%	\$274,211	\$326,853	+ 19.2%
Percent of List Price Received*	101.0%	103.4%	+ 2.4%	99.6%	101.5%	+ 1.9%
Inventory of Homes for Sale	59	48	- 18.6%	—	—	—
Months Supply of Inventory	0.6	0.5	- 16.7%	—	—	—

Townhouse/Condo Key Metrics	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	13	15	+ 15.4%	46	32	- 30.4%
Pending Sales	14	12	- 14.3%	42	30	- 28.6%
Closed Sales	5	6	+ 20.0%	30	27	- 10.0%
Days on Market Until Sale	89	169	+ 89.9%	39	134	+ 243.6%
Median Sales Price*	\$290,000	\$308,455	+ 6.4%	\$188,500	\$269,900	+ 43.2%
Average Sales Price*	\$260,460	\$270,177	+ 3.7%	\$204,459	\$251,790	+ 23.1%
Percent of List Price Received*	105.8%	111.2%	+ 5.1%	100.2%	103.6%	+ 3.4%
Inventory of Homes for Sale	4	5	+ 25.0%	—	—	—
Months Supply of Inventory	0.4	0.5	+ 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.

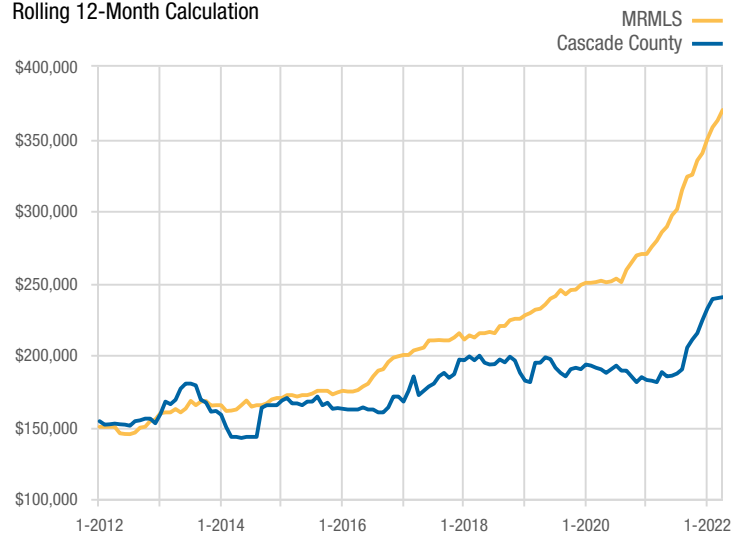
Median Sales Price - Single-Family

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 May 5, 2022. All data from Montana Regional MLS. Report © 2022 ShowingTime.