

# Local Market Update – April 2022

A Research Tool Provided by Montana Regional MLS



## Great Falls

Cascade County

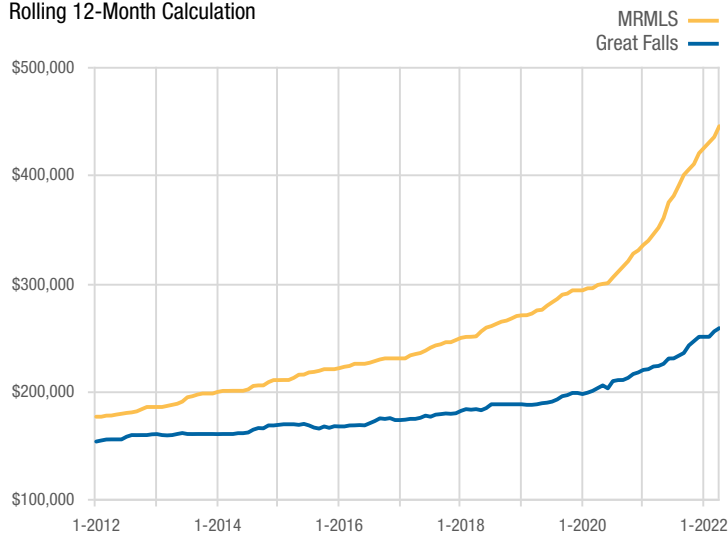
Single-Family Key Metrics	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	102	<b>106</b>	+ 3.9%	337	<b>309</b>	- 8.3%
Pending Sales	104	<b>108</b>	+ 3.8%	315	<b>296</b>	- 6.0%
Closed Sales	65	<b>70</b>	+ 7.7%	251	<b>241</b>	- 4.0%
Days on Market Until Sale	27	<b>47</b>	+ 74.1%	35	<b>51</b>	+ 45.7%
Median Sales Price*	\$225,000	<b>\$289,000</b>	+ 28.4%	\$225,000	<b>\$280,000</b>	+ 24.4%
Average Sales Price*	\$259,606	<b>\$339,277</b>	+ 30.7%	\$264,587	<b>\$320,093</b>	+ 21.0%
Percent of List Price Received*	101.3%	<b>103.6%</b>	+ 2.3%	99.8%	<b>101.6%</b>	+ 1.8%
Inventory of Homes for Sale	46	<b>33</b>	- 28.3%	—	—	—
Months Supply of Inventory	0.5	<b>0.4</b>	- 20.0%	—	—	—

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

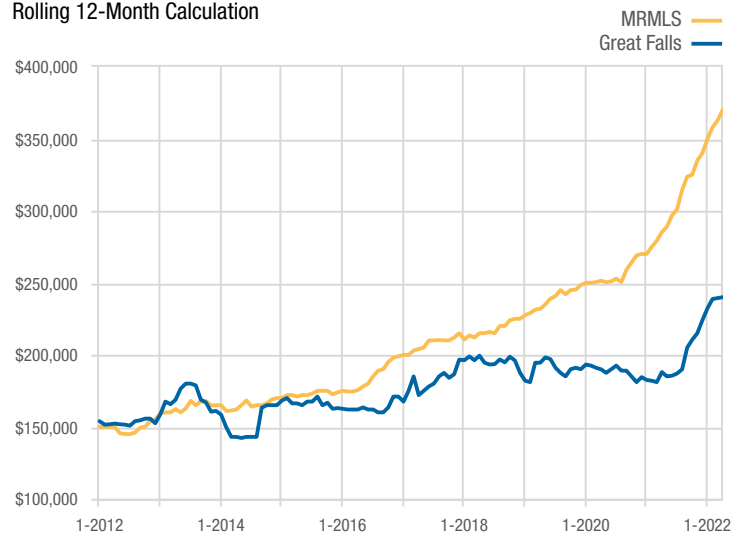
### Median Sales Price - Single-Family

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.