

Local Market Update – June 2021

A Research Tool Provided by Montana Regional MLS



Great Falls

Cascade County

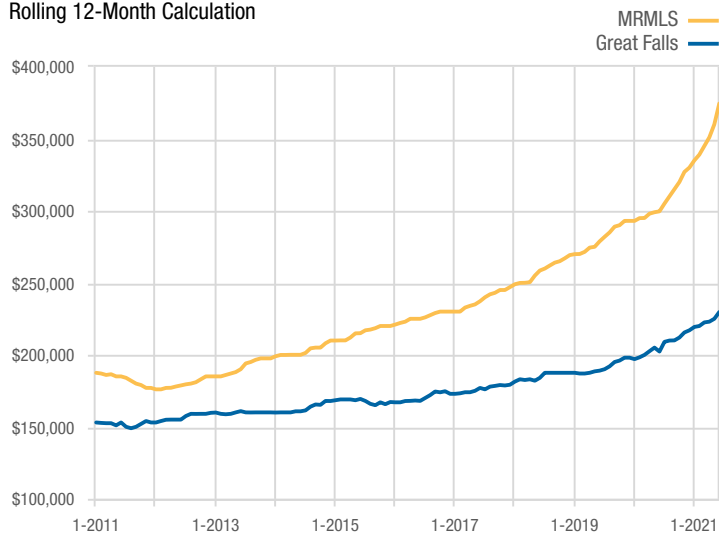
Single-Family Key Metrics	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	129	115	- 10.9%	589	563	- 4.4%
Pending Sales	110	106	- 3.6%	524	531	+ 1.3%
Closed Sales	89	134	+ 50.6%	459	456	- 0.7%
Days on Market Until Sale	37	17	- 54.1%	46	22	- 52.2%
Median Sales Price*	\$202,000	\$253,000	+ 25.2%	\$203,000	\$234,000	+ 15.3%
Average Sales Price*	\$225,659	\$276,275	+ 22.4%	\$229,323	\$269,071	+ 17.3%
Percent of List Price Received*	99.7%	102.5%	+ 2.8%	98.9%	100.8%	+ 1.9%
Inventory of Homes for Sale	152	47	- 69.1%	—	—	—
Months Supply of Inventory	1.8	0.5	- 72.2%	—	—	—

Townhouse/Condo Key Metrics	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	15	16	+ 6.7%	64	70	+ 9.4%
Pending Sales	7	11	+ 57.1%	48	66	+ 37.5%
Closed Sales	9	14	+ 55.6%	44	52	+ 18.2%
Days on Market Until Sale	78	11	- 85.9%	87	19	- 78.2%
Median Sales Price*	\$199,000	\$195,500	- 1.8%	\$187,750	\$190,500	+ 1.5%
Average Sales Price*	\$215,269	\$194,949	- 9.4%	\$207,039	\$199,124	- 3.8%
Percent of List Price Received*	100.7%	101.8%	+ 1.1%	99.5%	100.7%	+ 1.2%
Inventory of Homes for Sale	26	5	- 80.8%	—	—	—
Months Supply of Inventory	3.4	0.4	- 88.2%	—	—	—

* 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.

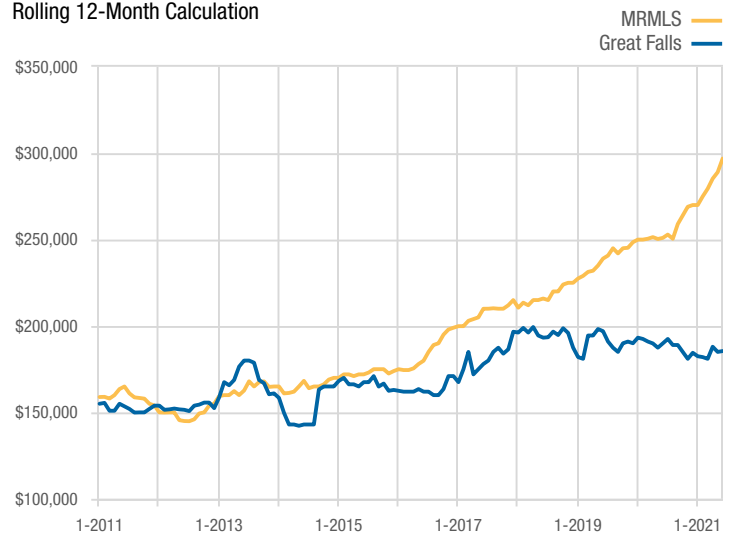
Median Sales Price - Single-Family

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 July 6, 2021. All data from Montana Regional MLS. Report © 2021 ShowingTime.