

Local Market Update – June 2023

A Research Tool Provided by Montana Regional MLS



Great Falls

Cascade County

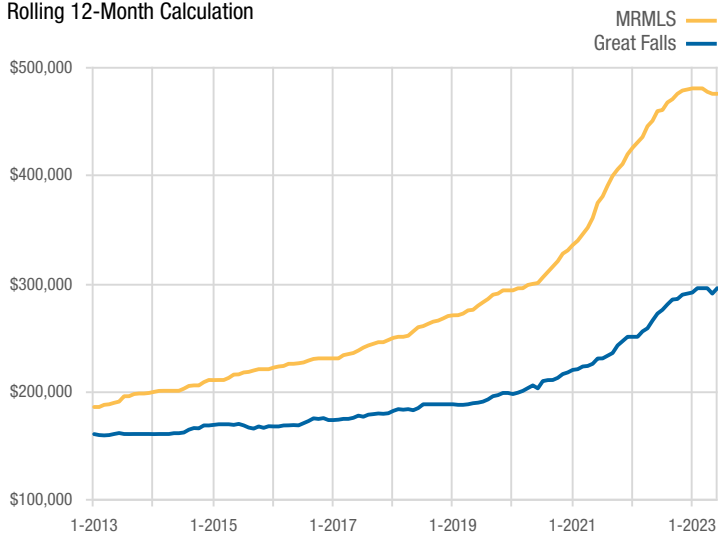
Single-Family Key Metrics	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	128	83	- 35.2%	566	444	- 21.6%
Pending Sales	78	27	- 65.4%	466	339	- 27.3%
Closed Sales	104	77	- 26.0%	435	348	- 20.0%
Days on Market Until Sale	54	40	- 25.9%	54	48	- 11.1%
Median Sales Price*	\$305,000	\$330,000	+ 8.2%	\$290,000	\$304,500	+ 5.0%
Average Sales Price*	\$329,120	\$400,759	+ 21.8%	\$331,741	\$348,457	+ 5.0%
Percent of List Price Received*	104.1%	99.8%	- 4.1%	102.6%	99.3%	- 3.2%
Inventory of Homes for Sale	100	117	+ 17.0%	—	—	—
Months Supply of Inventory	1.2	1.9	+ 58.3%	—	—	—

Townhouse/Condo Key Metrics	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	13	14	+ 7.7%	61	54	- 11.5%
Pending Sales	10	6	- 40.0%	51	45	- 11.8%
Closed Sales	9	9	0.0%	44	43	- 2.3%
Days on Market Until Sale	131	87	- 33.6%	116	101	- 12.9%
Median Sales Price*	\$276,900	\$355,000	+ 28.2%	\$258,950	\$315,000	+ 21.6%
Average Sales Price*	\$255,965	\$302,527	+ 18.2%	\$247,639	\$300,835	+ 21.5%
Percent of List Price Received*	106.6%	102.7%	- 3.7%	104.8%	101.2%	- 3.4%
Inventory of Homes for Sale	10	16	+ 60.0%	—	—	—
Months Supply of Inventory	1.1	2.1	+ 90.9%	—	—	—

* 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.

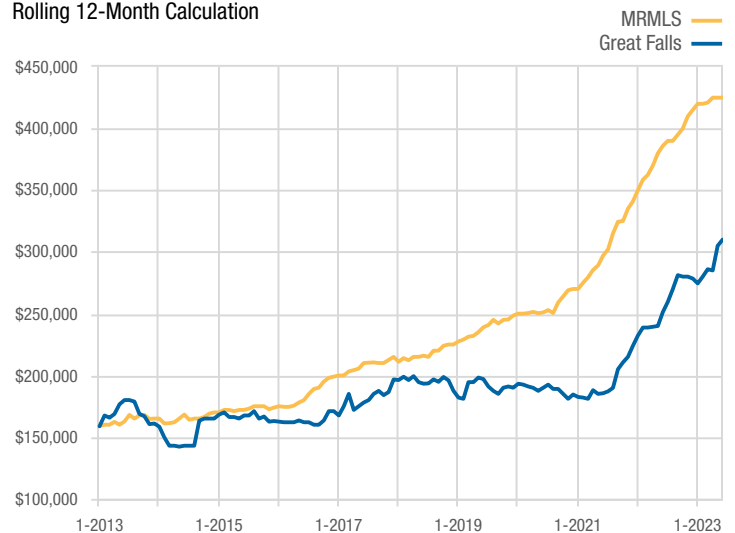
Median Sales Price - Single-Family

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 5, 2023. All data from Montana Regional MLS. Report © 2023 ShowingTime.