

Local Market Update – June 2021

A Research Tool Provided by the Big Sky Country MLS



Bozeman City Limits

1NE, 1NW, 1SM, 1SK

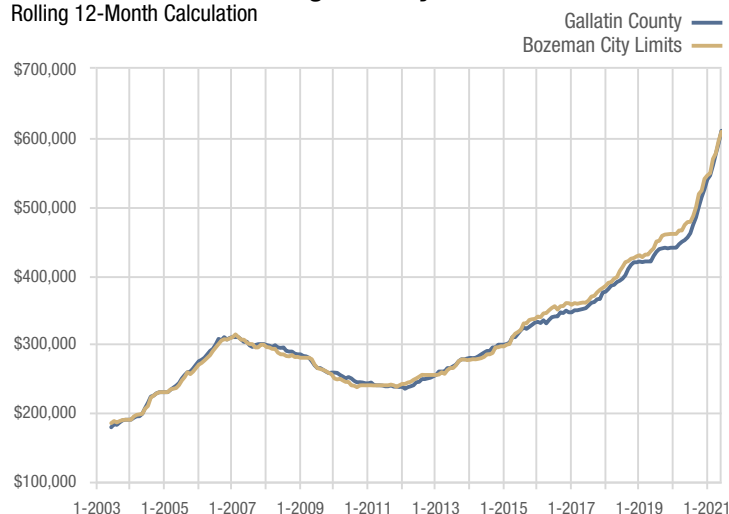
Single Family	June			Year to Date		
Key Metrics	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	81	77	- 4.9%	342	305	- 10.8%
Pending Sales	72	55	- 23.6%	299	259	- 13.4%
Closed Sales	67	59	- 11.9%	243	232	- 4.5%
Average Days on Market	55	22	- 60.0%	55	15	- 72.7%
Median Sales Price*	\$481,000	\$720,000	+ 49.7%	\$477,500	\$676,800	+ 41.7%
Average Sales Price*	\$545,791	\$836,163	+ 53.2%	\$549,414	\$763,627	+ 39.0%
Percent of List Price Received*	98.9%	103.0%	+ 4.1%	98.6%	101.9%	+ 3.3%
Inventory of Homes for Sale	90	47	- 47.8%	—	—	—
Months Supply of Inventory	1.9	1.0	- 47.4%	—	—	—

Condo/Townhouse	June			Year to Date		
Key Metrics	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	88	75	- 14.8%	387	310	- 19.9%
Pending Sales	99	59	- 40.4%	318	284	- 10.7%
Closed Sales	55	66	+ 20.0%	218	248	+ 13.8%
Average Days on Market	32	8	- 75.0%	51	12	- 76.5%
Median Sales Price*	\$285,000	\$452,500	+ 58.8%	\$306,500	\$412,000	+ 34.4%
Average Sales Price*	\$291,791	\$508,256	+ 74.2%	\$333,276	\$462,602	+ 38.8%
Percent of List Price Received*	99.0%	102.6%	+ 3.6%	99.0%	102.3%	+ 3.3%
Inventory of Homes for Sale	136	32	- 76.5%	—	—	—
Months Supply of Inventory	3.1	0.6	- 80.6%	—	—	—

* 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.

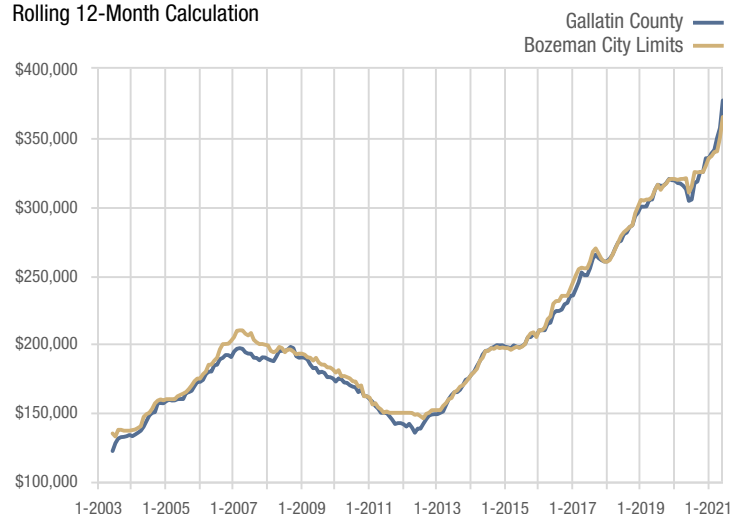
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - 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.