

# Local Market Update – October 2022

A Research Tool Provided by the Big Sky Country MLS



## Bozeman City Limits

1NE, 1NW, 1SM, 1SK

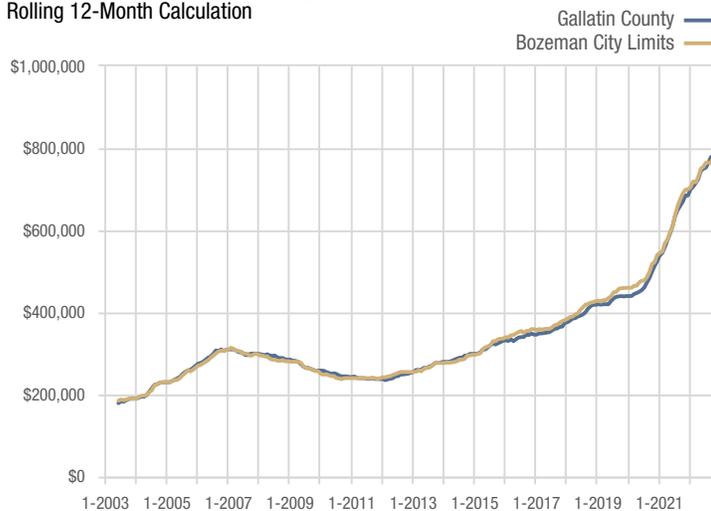
Single Family	October			Year to Date		
	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
<b>Key Metrics</b>						
New Listings	31	31	0.0%	517	448	- 13.3%
Pending Sales	44	20	- 54.5%	448	299	- 33.3%
Closed Sales	50	26	- 48.0%	430	309	- 28.1%
Average Days on Market	18	38	+ 111.1%	14	19	+ 35.7%
Median Sales Price*	\$680,000	<b>\$847,500</b>	+ 24.6%	\$700,000	<b>\$800,000</b>	+ 14.3%
Average Sales Price*	\$799,637	<b>\$957,192</b>	+ 19.7%	\$784,355	<b>\$913,527</b>	+ 16.5%
Percent of List Price Received*	100.1%	<b>95.9%</b>	- 4.2%	101.4%	<b>99.7%</b>	- 1.7%
Inventory of Homes for Sale	44	82	+ 86.4%	—	—	—
Months Supply of Inventory	1.1	2.8	+ 154.5%	—	—	—

Condo/Townhouse	October			Year to Date		
	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
<b>Key Metrics</b>						
New Listings	38	22	- 42.1%	538	453	- 15.8%
Pending Sales	54	16	- 70.4%	490	321	- 34.5%
Closed Sales	45	28	- 37.8%	513	323	- 37.0%
Average Days on Market	25	40	+ 60.0%	21	21	0.0%
Median Sales Price*	\$455,000	<b>\$480,000</b>	+ 5.5%	\$430,000	<b>\$550,000</b>	+ 27.9%
Average Sales Price*	\$552,746	<b>\$587,754</b>	+ 6.3%	\$508,766	<b>\$606,969</b>	+ 19.3%
Percent of List Price Received*	100.1%	<b>98.1%</b>	- 2.0%	101.4%	<b>100.4%</b>	- 1.0%
Inventory of Homes for Sale	36	73	+ 102.8%	—	—	—
Months Supply of Inventory	0.7	2.3	+ 228.6%	—	—	—

\* 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.

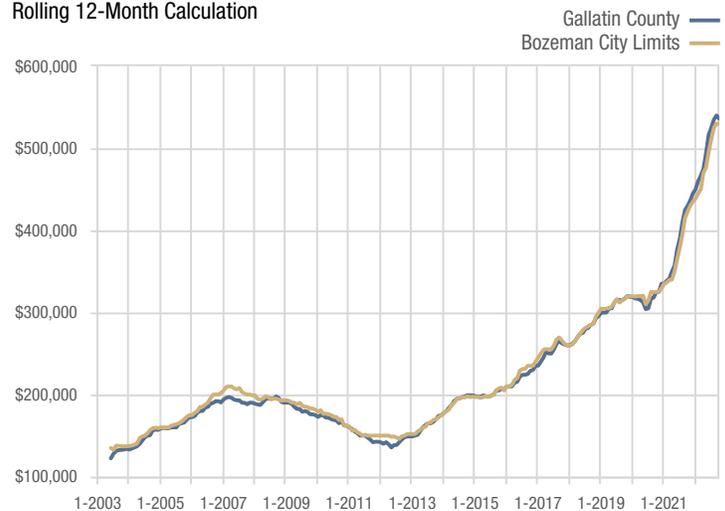
### Median Sales Price - Single Family

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.