

Missoula Real Estate Market Report

December 2020

MISSOULA		Single Family	Condos	Townhomes
Median Sales Price	2020	\$439,000	\$173,700	\$425,000
	2019	\$340,000	\$215,000	\$250,000
Average Sales Price	2020	\$477,936	\$224,233	\$398,271
	2019	\$372,987	\$233,378	\$282,371
% of List Price	2020	101	100	101
	2019	99	99	99
# of Closed Sales	2020	101	6	7
	2019	82	9	16
New Listings	2020	51	9	2
	2019	45	5	6
Active Listings	2020	122	26	8
	2019	261	46	39
Under Contract	2020	61	9	2
	2019	52	6	13

Missoula Year to Date 2020 Market Report (January - December 2020)

MISSOULA	YTD	Single Family	Condos	Townhomes
Median Sales Price	2020	\$375,000	\$235,000	\$314,500
	2019	\$335,000	\$189,500	\$274,900
Average Sales Price	2020	\$418,266	\$244,961	\$347,678
	2019	\$371,198	\$226,300	\$287,132
% of List Price	2020	100	100	101
	2019	99	99	100
# of Closed Sales	2020	1,231	142	143
	2019	1,100	136	147
New Listings	2020	1,283	151	132
	2019	1,341	169	167

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Single Family Residential Real Estate Market Report

December 2020

		Bonner	Clinton	Florence	Frenchtown	Huson	Lolo	Stevensville
Median Sales Price	2020	\$466,500	\$620,000	\$455,000	\$535,000	\$874,950	\$410,500	\$449,900
	2019	\$0	\$765,000	\$379,000	\$371,157	\$625,000	\$325,000	\$410,500
Average Sales Price	2020	\$466,500	\$620,000	\$1,492,000	\$606,142	\$874,950	\$419,942	\$477,261
	2019	\$0	\$765,000	\$361,500	\$390,328	\$625,000	\$306,714	\$409,250
% of List Price	2020	93	98	99	101	96	100	100
	2019	0	90	98	98	100	98	95
# of Closed Sales	2020	2	2	9	4	2	6	17
	2019	0	1	9	4	1	7	12
New Listings	2020	0	0	3	0	0	4	11
	2019	0	1	3	0	2	5	9
Active Listings	2020	5	6	18	4	3	9	34
	2019	4	10	25	8	12	28	85
Under Contract	2020	0	3	5	1	0	5	13
	2019	1	0	3	1	1	5	8

Year to Date 2020 Single Family Real Estate Market Report (January - December 2020)

YTD		Bonner	Clinton	Florence	Frenchtown	Huson	Lolo	Stevensville
Median Sales Price	2020	\$354,500	\$399,000	\$400,000	\$440,750	\$455,000	\$350,000	\$387,000
	2019	\$335,000	\$285,715	\$335,000	\$357,000	\$360,000	\$315,000	\$315,000
Average Sales Price	2020	\$353,188	\$467,134	\$532,921	\$478,993	\$709,035	\$378,699	\$519,380
	2019	\$377,929	\$364,013	\$366,713	\$391,353	\$442,822	\$333,697	\$341,032
% of List Price	2020	98	99	99	98	98	100	99
	2019	98	100	98	99	97	99	98
# of Closed Sales	2020	12	36	122	34	17	125	215
	2019	7	18	101	33	23	110	223
New Listings	2020	19	42	141	38	29	123	233
	2019	15	31	128	45	35	137	295

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