

Local Market Update – May 2020

A Research Tool Provided by Montana Regional MLS



Lake County

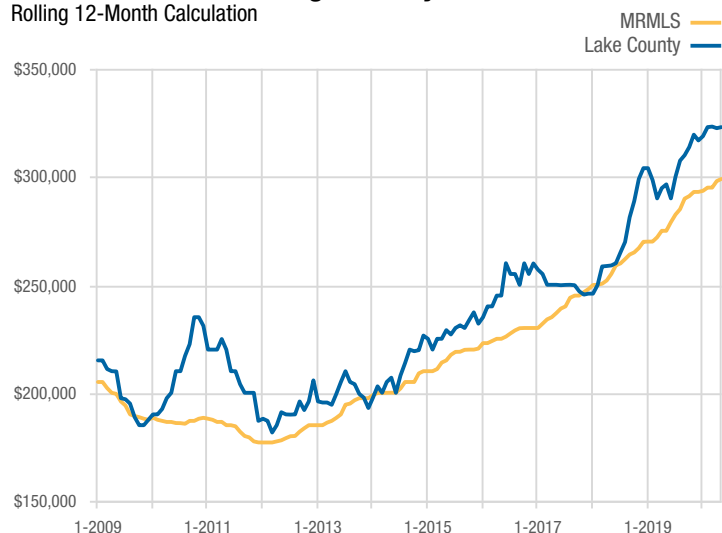
Single-Family	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	88	77	- 12.5%	235	231	- 1.7%
Pending Sales	45	9	- 80.0%	126	97	- 23.0%
Closed Sales	26	21	- 19.2%	83	119	+ 43.4%
Days on Market Until Sale	170	119	- 30.0%	135	138	+ 2.2%
Median Sales Price*	\$282,500	\$272,000	- 3.7%	\$248,500	\$288,950	+ 16.3%
Average Sales Price*	\$351,992	\$285,575	- 18.9%	\$347,387	\$437,410	+ 25.9%
Percent of List Price Received*	97.0%	96.0%	- 1.0%	95.9%	96.1%	+ 0.2%
Inventory of Homes for Sale	309	281	- 9.1%	—	—	—
Months Supply of Inventory	11.4	9.8	- 14.0%	—	—	—

Townhouse/Condo	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	5	2	- 60.0%	10	9	- 10.0%
Pending Sales	2	2	0.0%	6	7	+ 16.7%
Closed Sales	0	3	—	5	5	0.0%
Days on Market Until Sale	—	155	—	188	149	- 20.7%
Median Sales Price*	—	\$375,000	—	\$339,500	\$375,000	+ 10.5%
Average Sales Price*	—	\$460,000	—	\$371,780	\$394,800	+ 6.2%
Percent of List Price Received*	—	97.6%	—	98.3%	97.5%	- 0.8%
Inventory of Homes for Sale	16	7	- 56.3%	—	—	—
Months Supply of Inventory	10.7	4.1	- 61.7%	—	—	—

* 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.

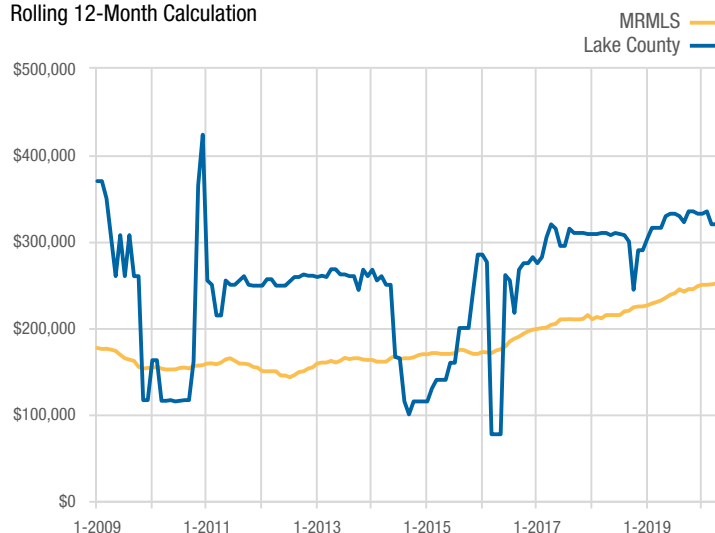
Median Sales Price - Single-Family

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 June 5, 2020. All data from Montana Regional MLS. Report © 2020 ShowingTime.