

# Local Market Update – May 2022

A Research Tool Provided by Montana Regional MLS



## Lake County

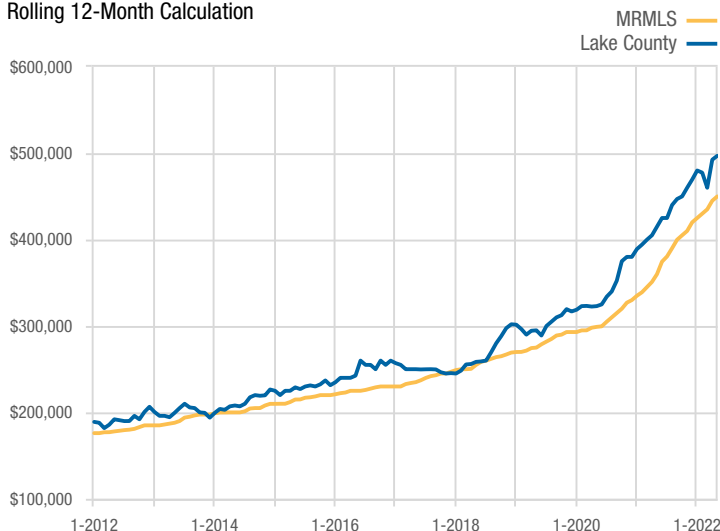
Single-Family Key Metrics	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	56	47	- 16.1%	198	178	- 10.1%
Pending Sales	39	32	- 17.9%	175	134	- 23.4%
Closed Sales	39	29	- 25.6%	160	119	- 25.6%
Days on Market Until Sale	46	79	+ 71.7%	82	94	+ 14.6%
Median Sales Price*	\$525,000	<b>\$583,000</b>	+ 11.0%	\$437,500	<b>\$545,000</b>	+ 24.6%
Average Sales Price*	\$786,363	<b>\$786,557</b>	+ 0.0%	\$611,926	<b>\$757,167</b>	+ 23.7%
Percent of List Price Received*	98.8%	<b>100.9%</b>	+ 2.1%	98.9%	<b>100.9%</b>	+ 2.0%
Inventory of Homes for Sale	72	84	+ 16.7%	—	—	—
Months Supply of Inventory	1.5	2.7	+ 80.0%	—	—	—

Townhouse/Condo Key Metrics	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	3	2	- 33.3%	8	13	+ 62.5%
Pending Sales	1	3	+ 200.0%	4	12	+ 200.0%
Closed Sales	1	4	+ 300.0%	2	9	+ 350.0%
Days on Market Until Sale	9	40	+ 344.4%	136	37	- 72.8%
Median Sales Price*	\$866,400	<b>\$738,000</b>	- 14.8%	\$558,200	<b>\$541,000</b>	- 3.1%
Average Sales Price*	\$866,400	<b>\$681,500</b>	- 21.3%	\$558,200	<b>\$589,722</b>	+ 5.6%
Percent of List Price Received*	83.7%	<b>104.5%</b>	+ 24.9%	89.9%	<b>104.1%</b>	+ 15.8%
Inventory of Homes for Sale	5	1	- 80.0%	—	—	—
Months Supply of Inventory	2.8	0.3	- 89.3%	—	—	—

\* 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.

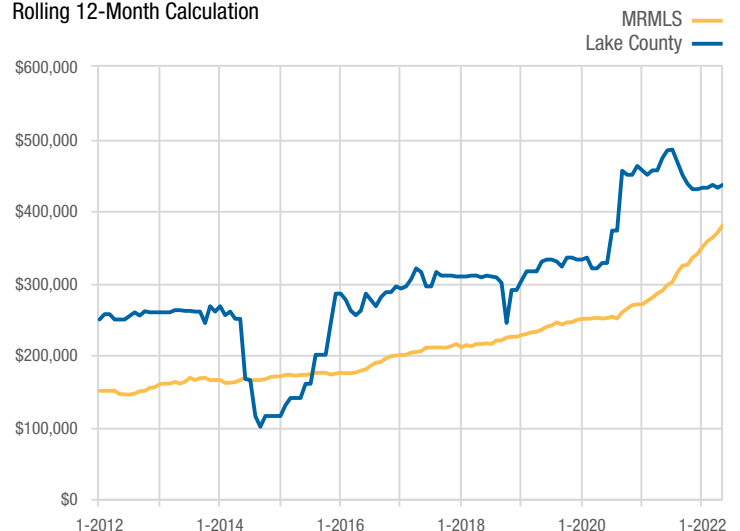
### Median Sales Price - Single-Family

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, 2022. All data from Montana Regional MLS. Report © 2022 ShowingTime.