

Local Market Update – September 2026

A Research Tool Provided by Montana Regional MLS



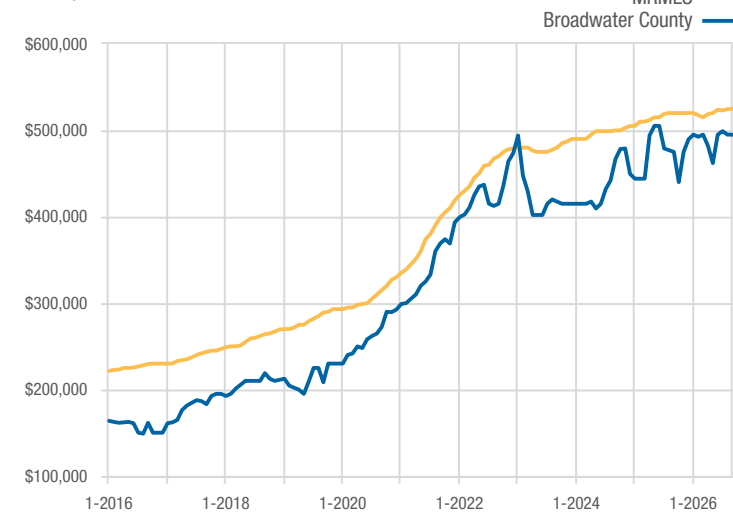
Broadwater County

Single-Family	September			Year to Date		
	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	11	16	+ 45.5%	111	126	+ 13.5%
Pending Sales	9	7	- 22.2%	51	72	+ 41.2%
Closed Sales	4	9	+ 125.0%	44	64	+ 45.5%
Days on Market Until Sale	76	76	0.0%	96	104	+ 8.3%
Median Sales Price*	\$569,500	\$485,000	- 14.8%	\$492,500	\$500,750	+ 1.7%
Average Sales Price*	\$573,625	\$572,278	- 0.2%	\$518,691	\$531,474	+ 2.5%
Percent of List Price Received*	97.7%	97.5%	- 0.2%	98.8%	97.4%	- 1.4%
Inventory of Homes for Sale	38	49	+ 28.9%	—	—	—
Months Supply of Inventory	7.4	6.8	- 8.1%	—	—	—

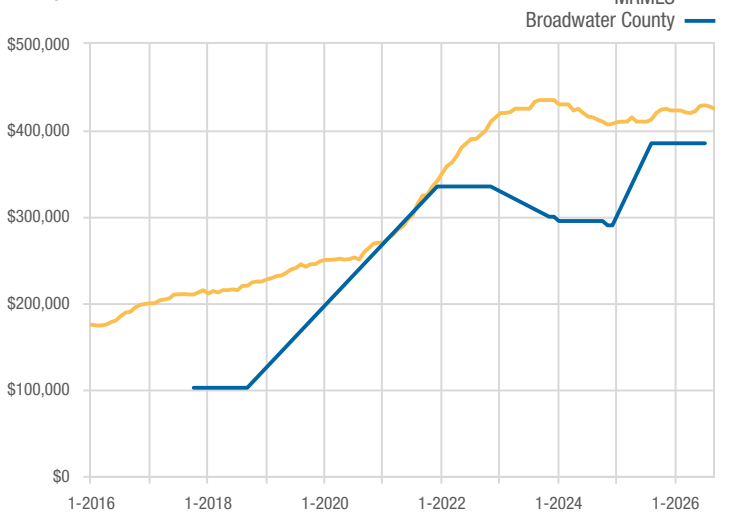
Townhouse/Condo	September			Year to Date		
	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	3	0	- 100.0%	7	1	- 85.7%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	84	—	—
Median Sales Price*	—	—	—	\$385,000	—	—
Average Sales Price*	—	—	—	\$385,000	—	—
Percent of List Price Received*	—	—	—	96.3%	—	—
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	3.0	—	—	—	—	—

* 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. | For MRMLS, the count of Pending Sales includes listings that have the status of Pending, Under Contract Taking Back-Up Offers or Under Contract with Bump Clause.

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 October 5, 2026. All data from Montana Regional MLS. Report © 2026 ShowingTime Plus, LLC.