

Local Market Update – September 2026

A Research Tool Provided by Montana Regional MLS



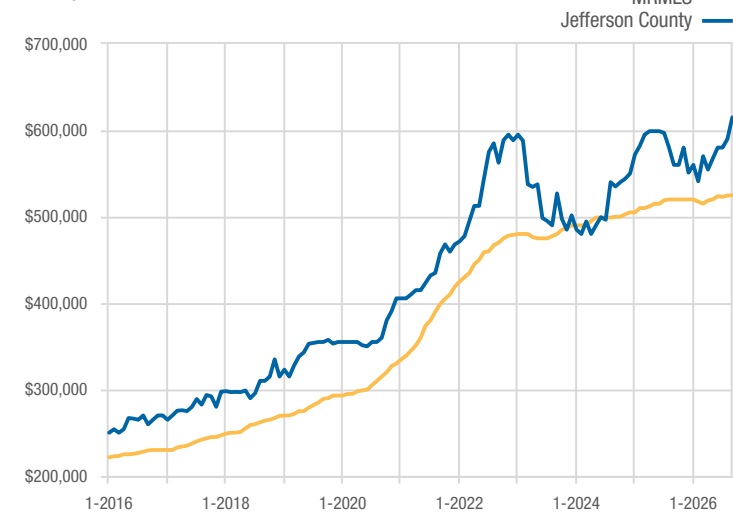
Jefferson County

Single-Family	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	14	17	+ 21.4%	145	153	+ 5.5%
Pending Sales	8	13	+ 62.5%	80	94	+ 17.5%
Closed Sales	13	9	- 30.8%	72	84	+ 16.7%
Days on Market Until Sale	90	72	- 20.0%	90	104	+ 15.6%
Median Sales Price*	\$526,000	\$675,000	+ 28.3%	\$560,000	\$630,000	+ 12.5%
Average Sales Price*	\$819,846	\$659,644	- 19.5%	\$616,710	\$680,204	+ 10.3%
Percent of List Price Received*	97.6%	97.5%	- 0.1%	97.3%	96.8%	- 0.5%
Inventory of Homes for Sale	47	51	+ 8.5%	—	—	—
Months Supply of Inventory	6.0	5.3	- 11.7%	—	—	—

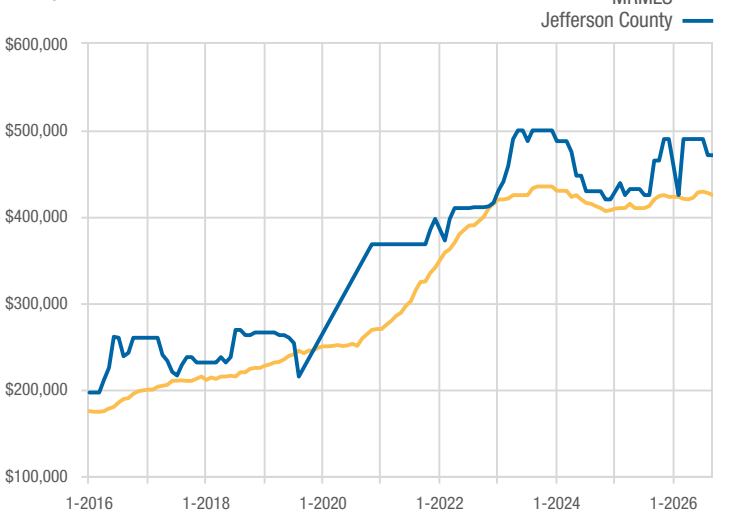
Townhouse/Condo	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	0	0	0.0%	3	7	+ 133.3%
Pending Sales	0	2	—	4	7	+ 75.0%
Closed Sales	1	1	0.0%	5	4	- 20.0%
Days on Market Until Sale	421	270	- 35.9%	260	127	- 51.2%
Median Sales Price*	\$505,000	\$699,456	+ 38.5%	\$505,000	\$493,750	- 2.2%
Average Sales Price*	\$505,000	\$699,456	+ 38.5%	\$517,981	\$523,614	+ 1.1%
Percent of List Price Received*	95.9%	115.6%	+ 20.5%	100.2%	104.3%	+ 4.1%
Inventory of Homes for Sale	0	9	—	—	—	—
Months Supply of Inventory	—	5.1	—	—	—	—

* 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.