

Grass Range

City · MT · Montana › Fergus County

\$20K MEDIAN SALE PRICE	1 SALES (12 MO)	\$424K MEDIAN VALUE (AVM)
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HOUSING STOCK

Homes	298
Median value (AVM)	\$424K
Median size	1,456 ft²
Median bedrooms	3
Median year built	1980
Single family	15%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	71%
Underwater (LTV 125% or more)	0%
Owner occupied	46%
Company owned	25%
Median loan-to-value	0%
Typical ownership tenure	18.9 yrs

COMMUNITY

Population	115
Density	822 / mi²
Median household income	\$56K
Average household income	\$89K
Crime index (US avg 100)	176
Air pollution index (US avg 100)	101
Earthquake index (US avg 100)	25
Homes occupied	69%
Bachelor's or higher	11%
Poverty rate	12.2%
Unemployment	1.0%
Average temp	44°F
Annual precip	14 in
Sunshine	62%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.