

# Saint Ignatius 59865

ZIP code · MT · Montana > Lake County

**\$350K**

MEDIAN SALE PRICE

**7**

SALES (12 MO)

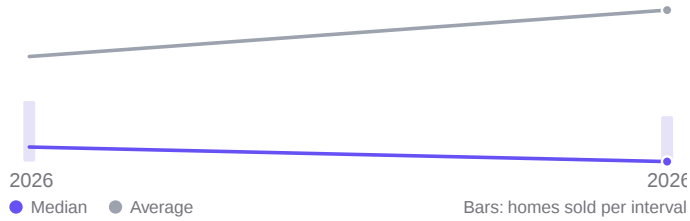
**\$622K**

MEDIAN VALUE (AVM)

## MARKET TRENDS (5 YEARS)

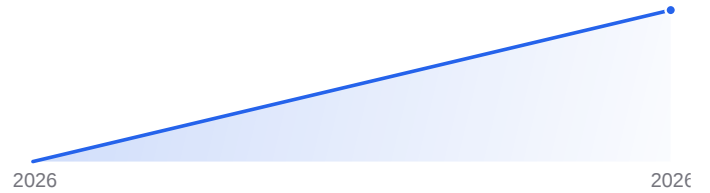
Sale prices

Median \$356K · Average \$456K



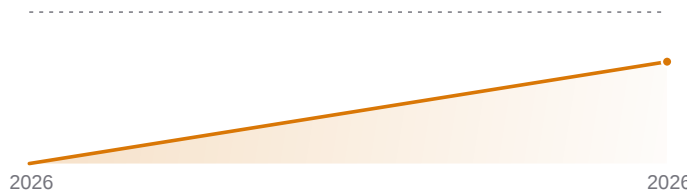
Price per square foot

\$268/ft²



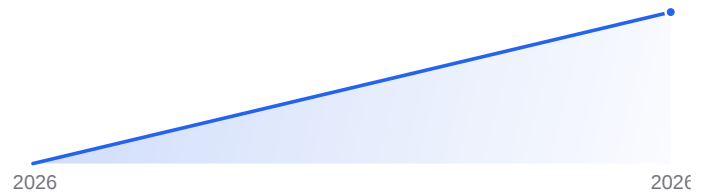
Sale premium vs estimated value

-7.9%



Annual turnover (share of homes sold)

0.6%



## BUYERS & OUTCOMES

Buyer mix

Cash 0% · Investor 0% · Flip resale 0%

Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 1,137     |
| Median value (AVM) | \$622K    |
| Median size        | 1,440 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1982      |
| Single family      | 21%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 78%      |
| Underwater (LTV 125% or more) | 0.9%     |
| Owner occupied                | 68%      |
| Company owned                 | 11%      |
| Median loan-to-value          | 29%      |
| Typical ownership tenure      | 12.7 yrs |

## COMMUNITY

|                         |          |
|-------------------------|----------|
| Population              | 3,419    |
| Density                 | 23 / mi² |
| Median household income | \$54K    |

|                                  |              |
|----------------------------------|--------------|
| Average household income         | <b>\$75K</b> |
| Crime index (US avg 100)         | <b>105</b>   |
| Air pollution index (US avg 100) | <b>103</b>   |
| Earthquake index (US avg 100)    | <b>202</b>   |
| Homes occupied                   | <b>94%</b>   |
| Bachelor's or higher             | <b>15%</b>   |
| Poverty rate                     | <b>14.4%</b> |
| Unemployment                     | <b>0.9%</b>  |
| Average temp                     | <b>43°F</b>  |
| Annual precip                    | <b>30 in</b> |
| Sunshine                         | <b>52%</b>   |

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.