

Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE SAINT PAUL AREA ASSOCIATION OF REALTORS®



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- 19.5%

Change in
New Listings

+ 17.9%

Change in
Closed Sales

- 10.3%

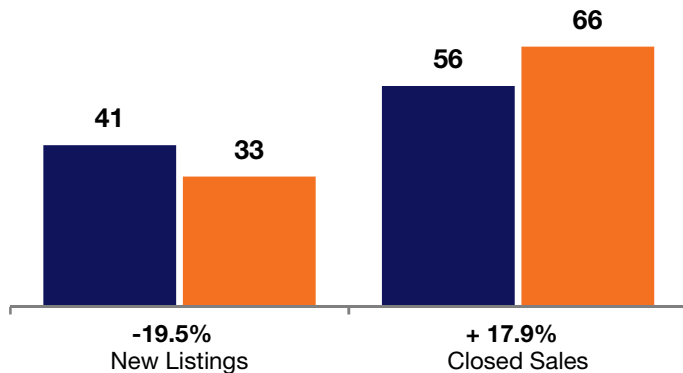
Change in
Median Sales Price

	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	41	33	-19.5%	1,165	1,175	+ 0.9%
Closed Sales	56	66	+ 17.9%	775	786	+ 1.4%
Median Sales Price*	\$605,450	\$543,000	-10.3%	\$618,000	\$675,000	+ 9.2%
Average Sales Price*	\$803,431	\$807,919	+ 0.6%	\$771,304	\$874,915	+ 13.4%
Price Per Square Foot*	\$256	\$269	+ 5.1%	\$274	\$289	+ 5.3%
Percent of Original List Price Received*	94.4%	94.9%	+ 0.5%	97.3%	96.7%	-0.6%
Days on Market Until Sale	88	81	-8.0%	55	68	+ 23.6%
Inventory of Homes for Sale	155	129	-16.8%	--	--	--
Months Supply of Inventory	2.4	2.0	-16.7%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

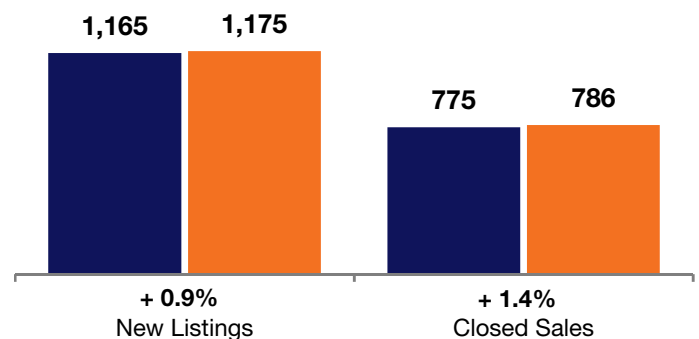
December

■ 2024 ■ 2025



Year to Date

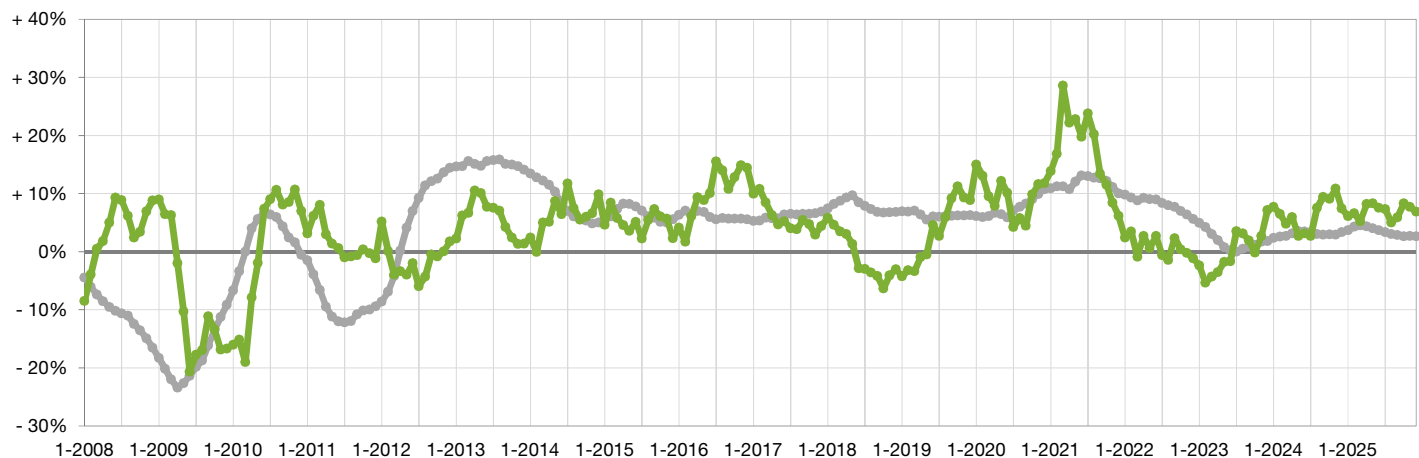
■ 2024 ■ 2025



Change in Median Sales Price from Prior Year (6-Month Average)**

16-County Twin Cities Region

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** Each dot represents the change in median sales price from the prior year using a 6-month weighted average.
This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.