

Weekly Market Activity Report



BETTER AGENTS ♦ BETTER COMMUNITIES
SAINT PAUL AREA ASSOCIATION OF REALTORS®

A RESEARCH TOOL FROM THE SAINT PAUL AREA ASSOCIATION OF REALTORS®. BROUGHT TO YOU BY THE UNIQUE DATA-SHARING TRADITIONS OF THE REALTOR® COMMUNITY

For Week Ending November 29, 2025

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U.S. homeowners earned an average profit of 49.9% on the sale of single-family homes and condominiums in the third quarter of 2025, according to ATTOM's latest U.S. Home Sales Report. That figure is up slightly from 49.3% in the second quarter, but remains below the 55.4% recorded during the third quarter of 2024. The typical homeowner realized a profit of \$123,100 in the third quarter, up 1.9% from the previous quarter but down 3.5% from a year earlier.

In the Twin Cities region, for the week ending November 29:

- New Listings decreased 11.6% to 465
- Pending Sales decreased 7.0% to 556
- Inventory increased 0.5% to 9,671

For the month of October:

- Median Sales Price increased 2.1% to \$389,990
- Days on Market increased 6.7% to 48
- Percent of Original List Price Received increased 0.3% to 98.1%
- Months Supply of Homes For Sale decreased 3.6% to 2.7

Quick Facts

- 11.6%	- 7.0%	+ 0.5%
Change in New Listings	Change in Pending Sales	Change in Inventory

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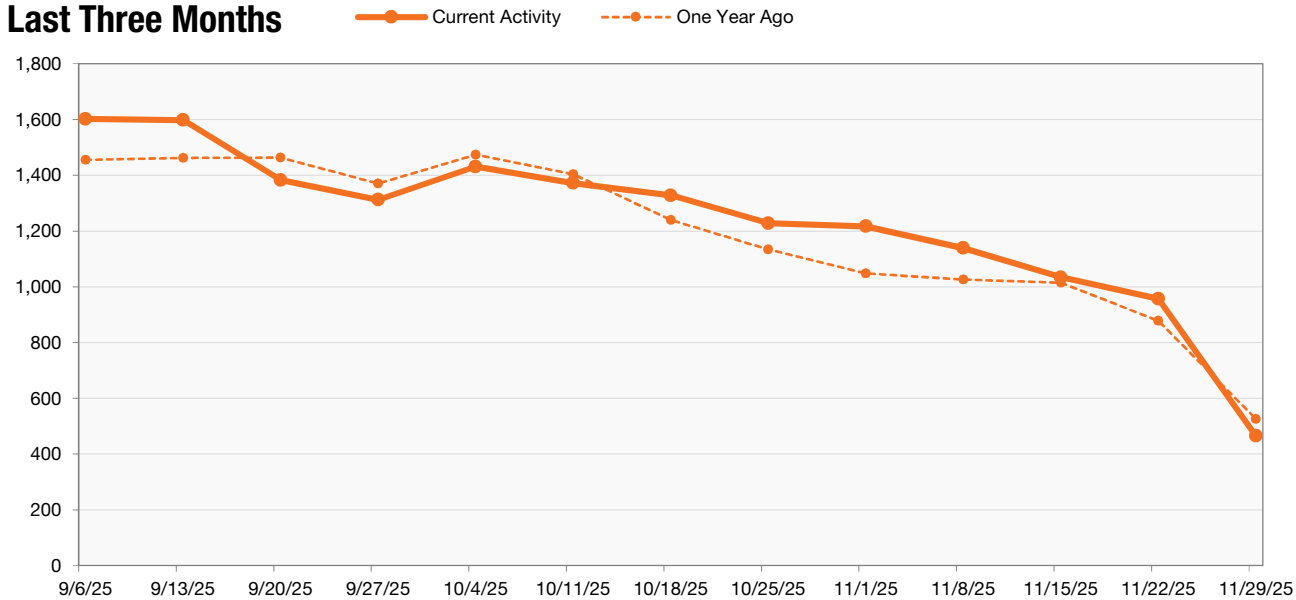


New Listings

A count of the properties that have been newly listed on the market in a given week.

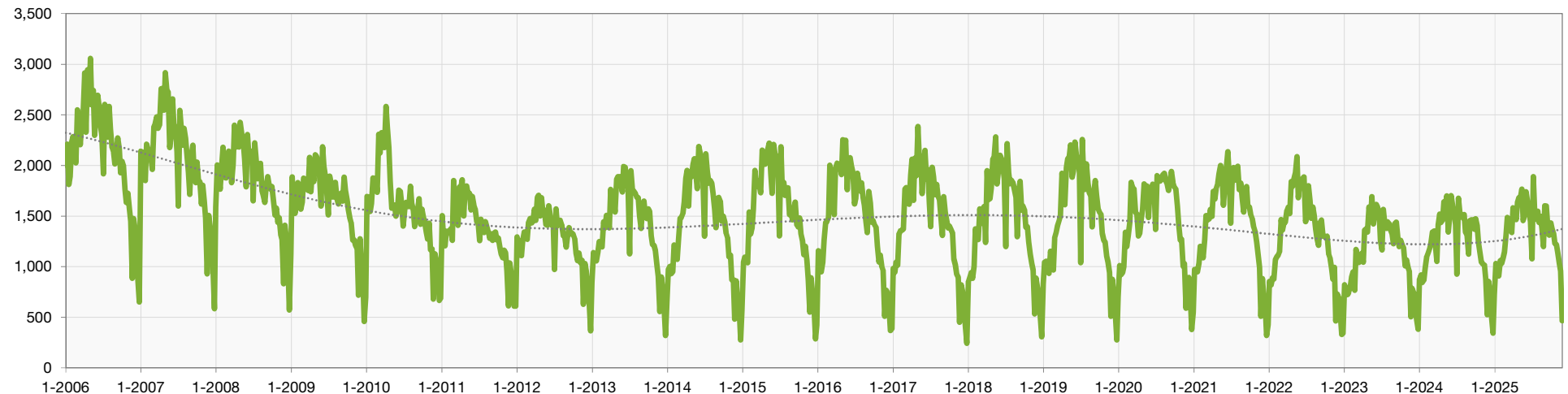


Last Three Months



For the Week Ending	Current Activity	One Year Previous	+ / -
9/6/2025	1,602	1,455	+ 10.1%
9/13/2025	1,598	1,462	+ 9.3%
9/20/2025	1,383	1,463	- 5.5%
9/27/2025	1,312	1,371	- 4.3%
10/4/2025	1,431	1,474	- 2.9%
10/11/2025	1,372	1,404	- 2.3%
10/18/2025	1,328	1,240	+ 7.1%
10/25/2025	1,228	1,134	+ 8.3%
11/1/2025	1,217	1,048	+ 16.1%
11/8/2025	1,139	1,026	+ 11.0%
11/15/2025	1,034	1,015	+ 1.9%
11/22/2025	957	878	+ 9.0%
11/29/2025	465	526	- 11.6%
3-Month Total	16,066	15,496	+ 3.7%

Historical New Listing Activity

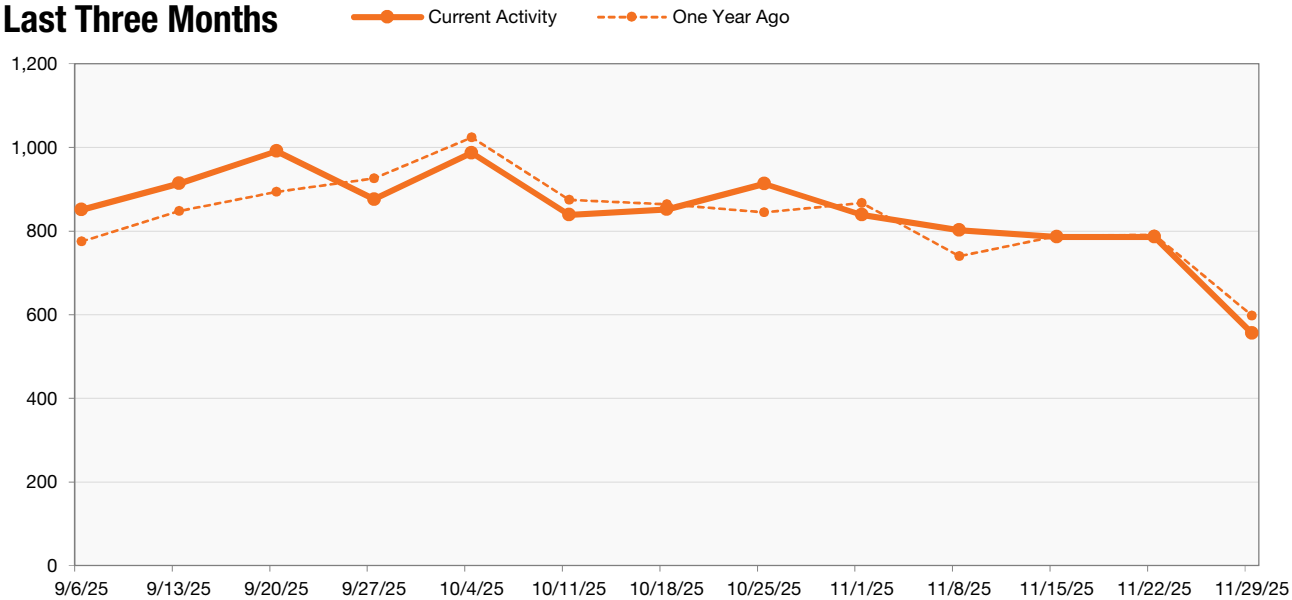


Pending Sales

A count of the properties that have offers accepted on them in a given week.

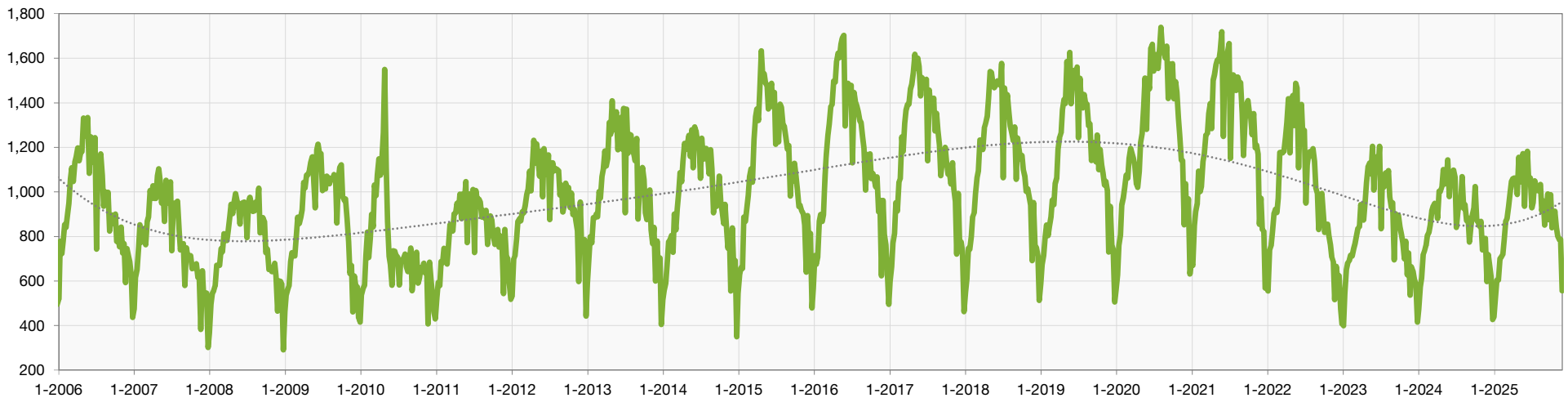


Last Three Months



For the Week Ending	Current Activity	One Year Previous	+ / -
9/6/2025	851	775	+ 9.8%
9/13/2025	914	848	+ 7.8%
9/20/2025	991	894	+ 10.9%
9/27/2025	876	926	- 5.4%
10/4/2025	987	1,024	- 3.6%
10/11/2025	839	875	- 4.1%
10/18/2025	852	864	- 1.4%
10/25/2025	913	845	+ 8.0%
11/1/2025	839	867	- 3.2%
11/8/2025	802	740	+ 8.4%
11/15/2025	786	788	- 0.3%
11/22/2025	786	791	- 0.6%
11/29/2025	556	598	- 7.0%
3-Month Total	10,992	10,835	+ 1.4%

Historical Pending Sales Activity

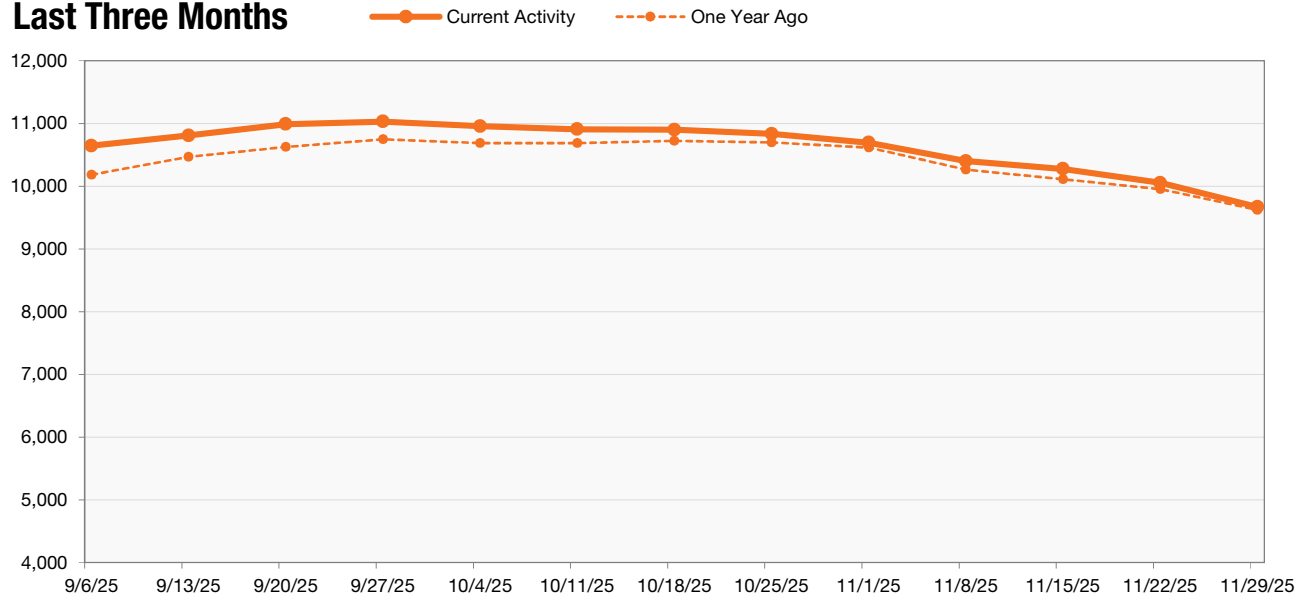


Inventory of Homes for Sale

The number of properties available for sale in active status at the end of a given week.

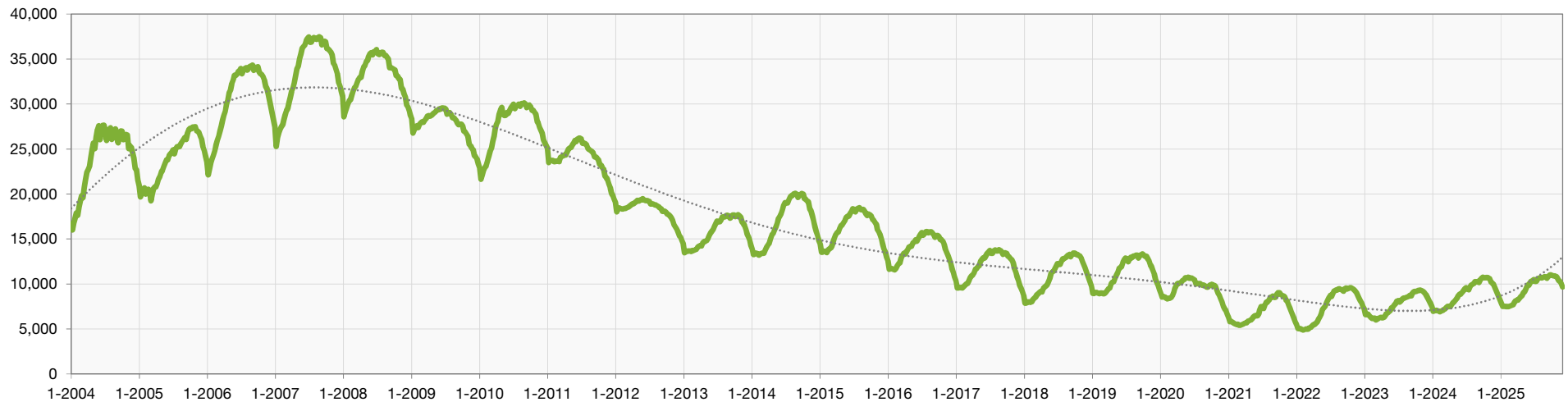


Last Three Months



For the Week Ending	Current Activity	One Year Previous	+ / -
9/6/2025	10,647	10,182	+ 4.6%
9/13/2025	10,810	10,470	+ 3.2%
9/20/2025	10,991	10,625	+ 3.4%
9/27/2025	11,030	10,748	+ 2.6%
10/4/2025	10,958	10,690	+ 2.5%
10/11/2025	10,909	10,688	+ 2.1%
10/18/2025	10,901	10,726	+ 1.6%
10/25/2025	10,834	10,700	+ 1.3%
11/1/2025	10,695	10,618	+ 0.7%
11/8/2025	10,401	10,264	+ 1.3%
11/15/2025	10,276	10,112	+ 1.6%
11/22/2025	10,053	9,953	+ 1.0%
11/29/2025	9,671	9,623	+ 0.5%
3-Month Avg	10,629	10,415	+ 2.1%

Historical Inventory Levels

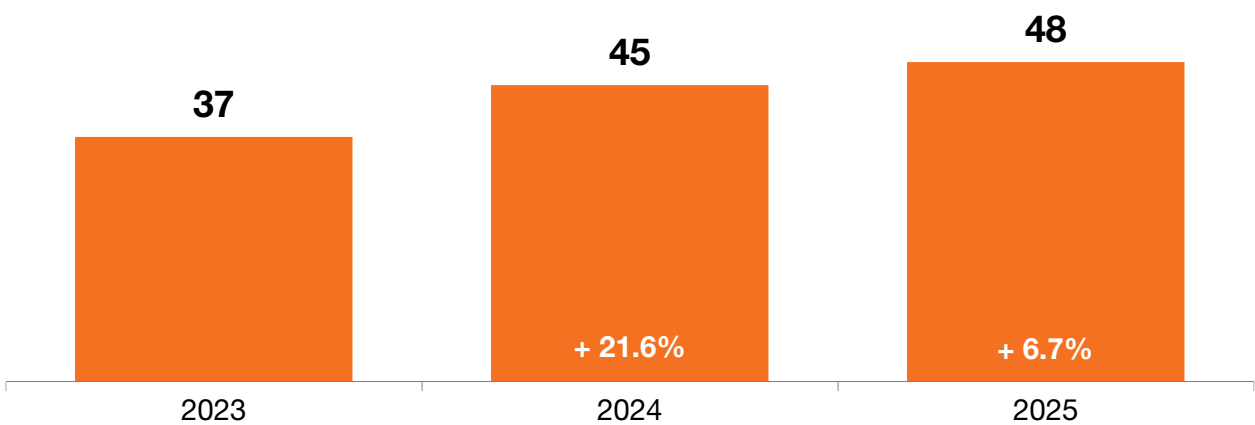


Days on Market Until Sale

Average number of days between when a property is listed and when an offer is accepted in a given month.

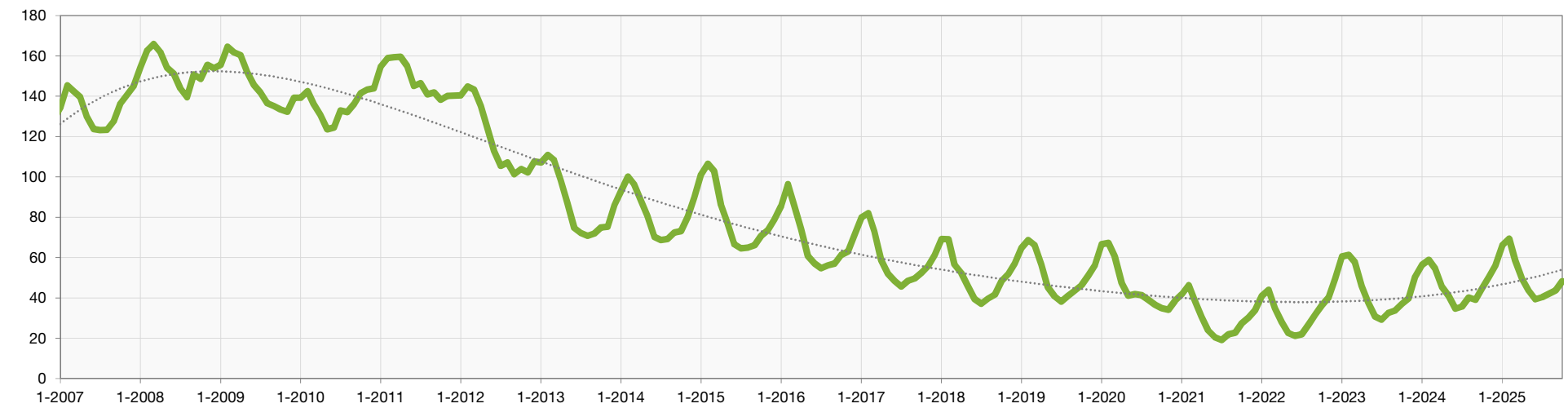


October



Month	Current Activity	One Year Previous	+ / -
November	50	40	+ 25.0%
December	56	51	+ 9.8%
January	66	56	+ 17.9%
February	69	59	+ 16.9%
March	59	55	+ 7.3%
April	50	46	+ 8.7%
May	44	41	+ 7.3%
June	39	35	+ 11.4%
July	40	36	+ 11.1%
August	42	40	+ 5.0%
September	44	39	+ 12.8%
October	48	45	+ 6.7%
12-Month Avg	49	44	+ 11.4%

Historical Days on Market Until Sale

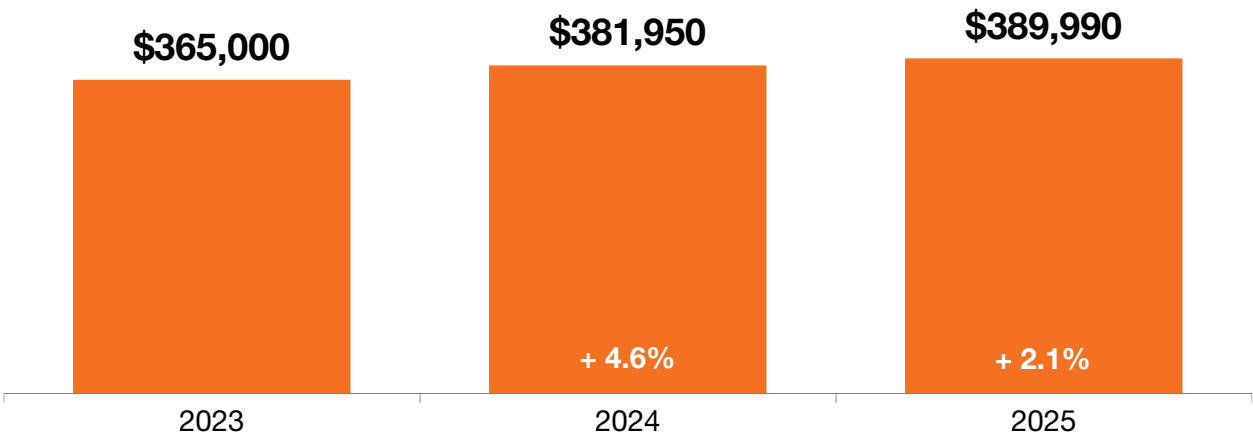


Median Sales Price

Median price point for all closed sales, not accounting for seller concessions, in a given month.

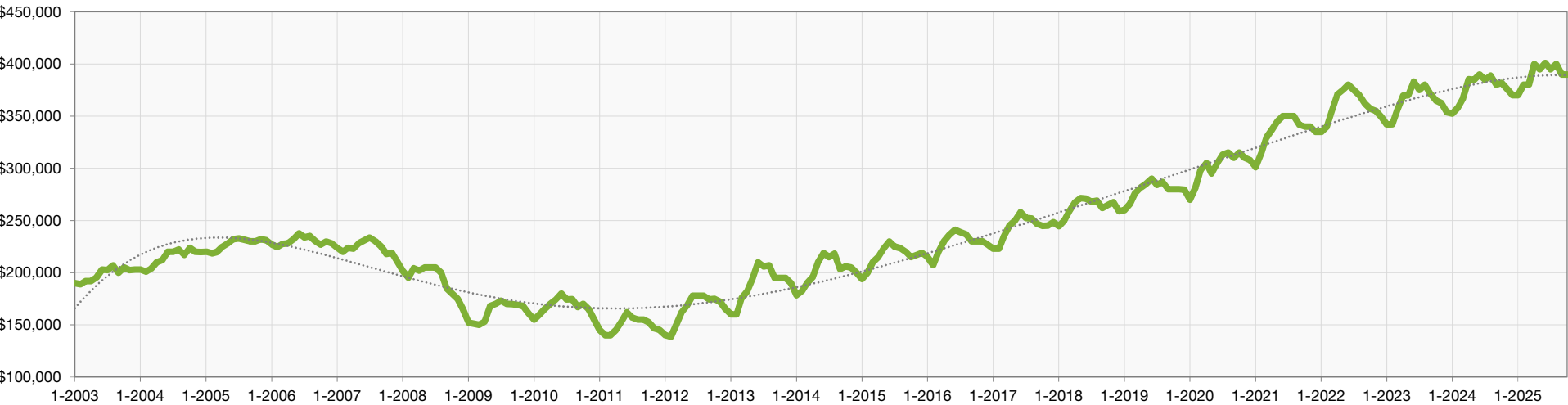


October



Month	Current Activity	One Year Previous	+ / -
November	\$376,000	\$362,550	+ 3.7%
December	\$370,000	\$353,700	+ 4.6%
January	\$370,000	\$352,500	+ 5.0%
February	\$380,000	\$358,000	+ 6.1%
March	\$380,000	\$367,000	+ 3.5%
April	\$399,900	\$385,500	+ 3.7%
May	\$395,000	\$385,000	+ 2.6%
June	\$401,000	\$390,000	+ 2.8%
July	\$395,000	\$385,000	+ 2.6%
August	\$399,999	\$389,000	+ 2.8%
September	\$390,000	\$379,999	+ 2.6%
October	\$389,990	\$381,950	+ 2.1%
12-Month Med	\$390,000	\$376,000	+ 3.7%

Historical Median Sales Price

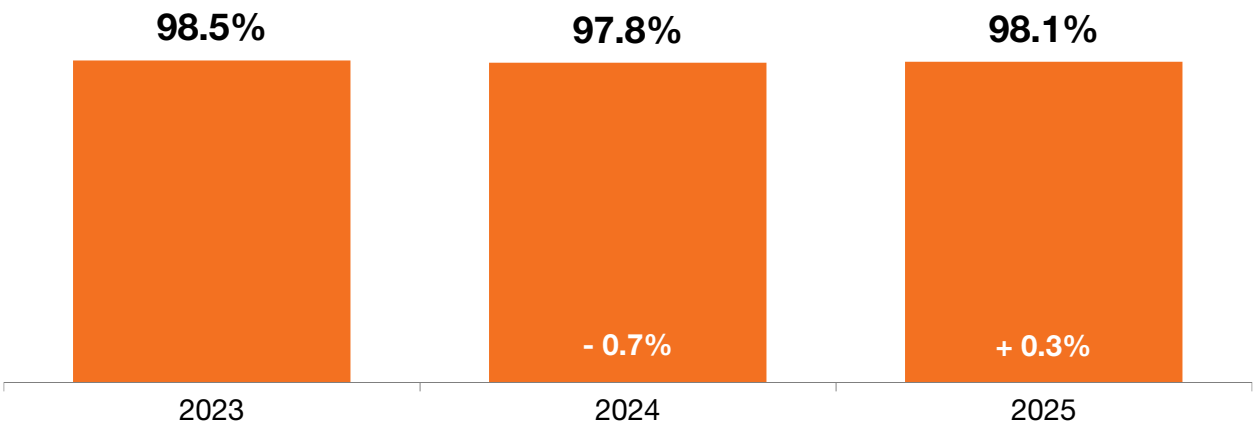


Percent of Original List Price Received

Percentage found when dividing a property’s sales price by it’s original list price, then taking the average for all properties sold in a given month, not accounting for seller concessions.

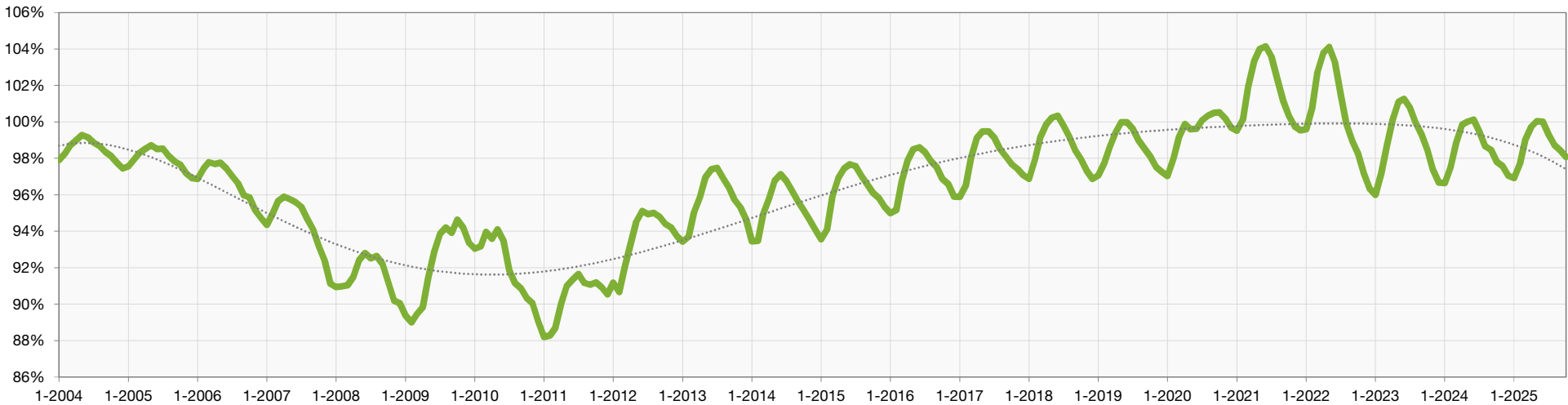


October



Month	Current Activity	One Year Previous	+ / -
November	97.6%	97.4%	+ 0.2%
December	97.0%	96.7%	+ 0.3%
January	96.9%	96.6%	+ 0.3%
February	97.7%	97.5%	+ 0.2%
March	99.0%	98.8%	+ 0.2%
April	99.7%	99.9%	- 0.2%
May	100.0%	100.0%	0.0%
June	100.0%	100.1%	- 0.1%
July	99.3%	99.5%	- 0.2%
August	98.7%	98.7%	0.0%
September	98.4%	98.5%	- 0.1%
October	98.1%	97.8%	+ 0.3%
12-Month Avg	98.7%	98.7%	0.0%

Historical Percent of Original List Price Received

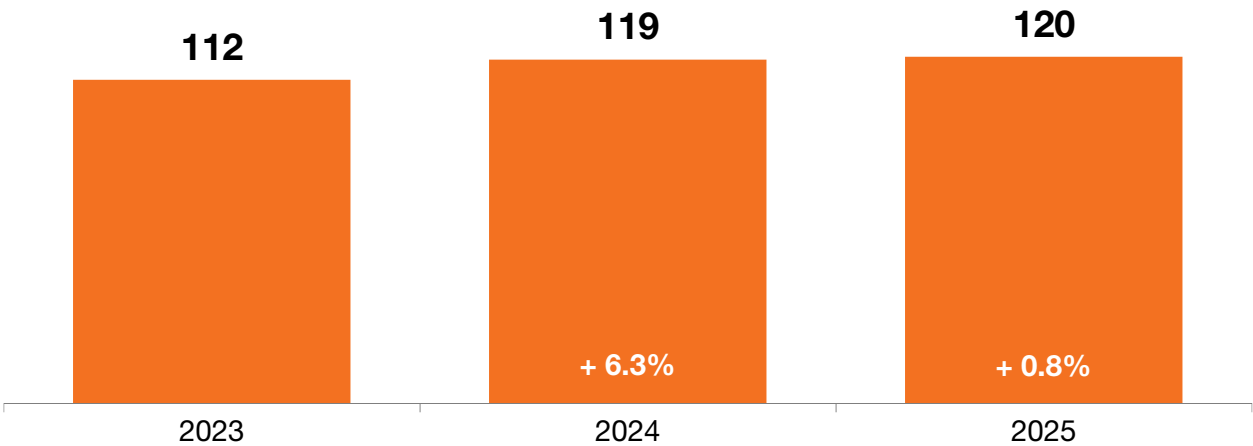


Housing Affordability Index

This index measures housing affordability for the region. For example, an index of 120 means the median household income was 120% of what is necessary to qualify for the median-priced home under prevailing interest rates. **A higher number means greater affordability.**

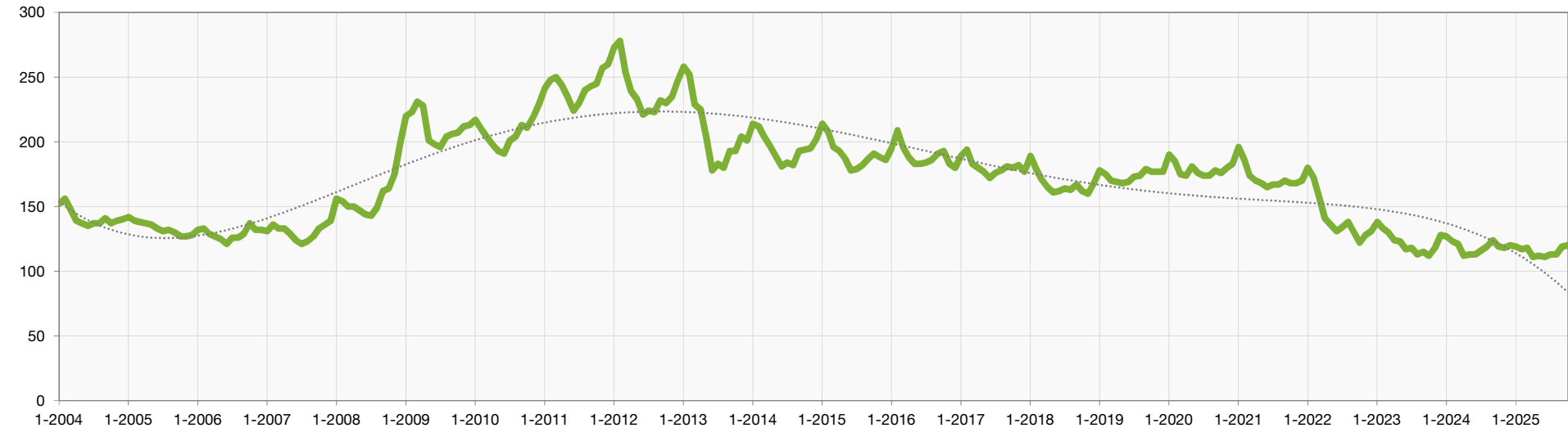


October



Month	Current Activity	One Year Previous	+ / -
November	118	118	0.0%
December	120	128	- 6.3%
January	119	127	- 6.3%
February	117	123	- 4.9%
March	118	121	- 2.5%
April	111	112	- 0.9%
May	112	113	- 0.9%
June	111	113	- 1.8%
July	113	116	- 2.6%
August	113	119	- 5.0%
September	119	124	- 4.0%
October	120	119	+ 0.8%
12-Month Avg	116	119	- 2.5%

Historical Housing Affordability Index

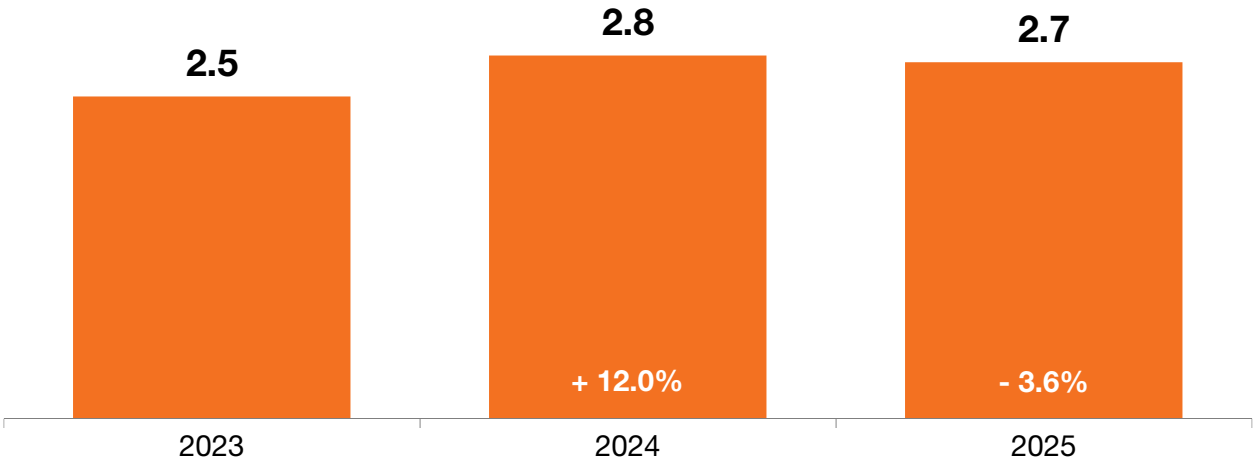


Months Supply of Inventory

The inventory of homes for sale at the end of a given month, divided by the average monthly pending sales from the last 12 months.



October



Month	Current Activity	One Year Previous	+ / -
November	2.5	2.3	+ 8.7%
December	2.0	1.9	+ 5.3%
January	2.0	1.9	+ 5.3%
February	2.1	1.9	+ 10.5%
March	2.2	2.0	+ 10.0%
April	2.4	2.2	+ 9.1%
May	2.7	2.4	+ 12.5%
June	2.7	2.5	+ 8.0%
July	2.8	2.7	+ 3.7%
August	2.8	2.8	0.0%
September	2.8	2.9	- 3.4%
October	2.7	2.8	- 3.6%
12-Month Avg	2.5	2.4	+ 4.2%

Historical Months Supply of Inventory

