

2003 Residential Real Estate Activity Report

A publication of the Minneapolis Area Association of REALTORS®

The Minneapolis Area Association of REALTORS® has published monthly and annual housing sales reports since 1960. The scope and detail of reports have expanded over time as home sales have grown throughout the region and computer technology has provided us with more reporting options.

Early reports only included property sales in Minneapolis and western suburbs. Some previous reports combined all sales together in a category called "all property types." Even today, the report does not distinguish between existing home sales and new construction reported to MLS.

During most of the 1990's this report included only single family detached homes. Beginning in the year 2000, single family has been defined as single family detached, condominiums, townhouses and twin houses and the report only includes sales reported from the 13 county metropolitan area.

This information is published on our web site at www.mplsrealtor.com.

*** 2002 home sales were recalculated by RMLS on March 6, 2003 due to the fact the previous report included some sales reported early in 2003. Wherever you see * the report has been recalculated for that year.**

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MINNEAPOLIS AREA Association
of REALTORS®

* 2002 HOME SALES AS REPORTED BY MLS PARTICIPANTS (Single Family and Condo/Townhome)

DISTRICT NUMBER & NAME	TOTAL SALES	BEDROOMS				DOLLAR VOLUME	AVERAGE PRICE	MEDIAN PRICE
		1	2	3	4+			
Division III								
Minneapolis								
300 Mpls-Calhoun-Isles	455	47	128	152	128	\$169,921,292	\$373,453	\$292,000
301 Mpls-Camden	697	32	222	355	88	\$91,046,253	\$130,626	\$130,000
302 Mpls-Central	380	198	152	28	2	\$102,889,859	\$270,763	\$233,000
303 Mpls-Longfellow	397	21	170	176	30	\$69,656,248	\$175,457	\$169,900
304 Mpls-Nokomis	888	43	288	429	128	\$170,090,351	\$191,543	\$179,650
305 Mpls-North	428	9	91	225	103	\$52,306,521	\$122,211	\$121,950
306 Mpls-Northeast	505	22	155	258	70	\$85,123,172	\$168,561	\$162,000
307 Mpls-Phillips	62	4	14	26	18	\$7,817,796	\$126,093	\$129,950
308 Mpls-Powderhorn	350	14	88	175	73	\$55,438,435	\$158,396	\$157,000
309 Mpls-Southwest	909	20	214	509	166	\$246,889,439	\$271,606	\$237,000
310 Mpls-University	89	18	31	26	14	\$17,213,404	\$193,409	\$179,000
Suburban and other areas								
340 Buffalo	343	3	115	132	93	\$64,241,645	\$187,293	\$171,150
341 Wright County (Except Buffalo)	1,805	58	540	764	443	\$346,645,422	\$192,047	\$175,625
342 Hutchinson	330	4	98	155	73	\$45,346,801	\$137,415	\$125,000
343 McLeod County	229	2	53	115	59	\$29,533,834	\$128,969	\$122,400
360 Robbinsdale	277	11	67	156	43	\$45,473,868	\$164,166	\$164,800
361 Crystal	407	8	83	256	60	\$66,726,008	\$163,946	\$163,000
362 New Hope	269	8	26	157	78	\$48,544,730	\$180,464	\$183,000
363 Brooklyn Center	436	4	100	246	86	\$68,608,440	\$157,359	\$157,800
364 Brooklyn Park	1,331	20	289	563	459	\$243,070,985	\$182,623	\$178,500
365 Maple Grove/Osseo	1,288	13	356	452	467	\$304,507,638	\$236,419	\$200,000
366 Champlin	434	3	82	190	159	\$89,482,619	\$206,181	\$183,700
367 Hennepin-North	395	1	67	186	141	\$90,793,433	\$229,857	\$221,000
368 Hennepin-Northwest	220	2	14	75	129	\$87,315,327	\$396,888	\$268,250
370 Sibley Valley	83	0	21	40	22	\$11,234,593	\$135,357	\$130,000
373 Golden Valley	359	3	90	162	104	\$87,994,777	\$245,111	\$214,860
374 Plymouth	1,260	29	367	350	514	\$334,945,140	\$265,829	\$239,900
378 Richfield	523	17	116	314	76	\$95,566,883	\$182,728	\$180,000
379 Bloomington-East	359	23	78	184	74	\$63,738,002	\$177,543	\$180,000
380 Bloomington-West	846	39	210	334	263	\$196,070,360	\$231,762	\$202,000
381 Lake Minnetonka	933	28	149	351	405	\$430,531,206	\$461,448	\$340,000
385 Edina	830	65	185	282	298	\$292,461,609	\$352,363	\$285,000
386 Hopkins	239	44	84	81	30	\$41,770,761	\$174,773	\$155,000
387 Minnetonka	796	37	196	287	276	\$237,967,493	\$298,954	\$241,750
391 Saint Louis Park	803	75	219	419	90	\$156,389,003	\$194,756	\$184,900
392 Eden Prairie	1,274	7	389	358	520	\$393,780,287	\$309,090	\$239,700
394 Carver County	460	8	94	195	163	\$97,582,433	\$212,136	\$189,482
396 Chanhassen	467	0	125	112	230	\$140,479,202	\$300,812	\$259,900
397 Chaska	398	1	79	166	152	\$96,843,078	\$243,324	\$207,700
398 Victoria	94	0	5	36	53	\$29,855,088	\$317,607	\$287,400
Division II								
600 West St. Paul	256	10	66	134	46	\$45,702,223	\$178,524	\$165,250
602 South St. Paul	296	2	76	167	51	\$47,913,865	\$161,871	\$159,675
604 Mendota/Lilydale/Mendota Heights	153	2	39	60	52	\$45,201,226	\$295,433	\$262,000
605 Sunfish Lake	7	0	1	0	6	\$7,440,000	\$1,062,857	\$800,000
608 Inver Grove Heights	410	2	134	132	142	\$93,269,766	\$227,487	\$186,750
610 Eagan	1,191	36	372	390	393	\$255,195,940	\$214,270	\$192,000
612 Burnsville	1,071	47	346	337	341	\$214,411,083	\$200,197	\$185,000
614 Apple Valley	1,098	21	408	338	331	\$225,892,105	\$205,731	\$184,700
616 Rosemount	376	3	85	154	134	\$85,913,054	\$228,492	\$197,950
617 Hastings	319	1	75	136	107	\$64,634,586	\$202,616	\$180,000
618 Eastern Dakota County	22	0	1	15	6	\$5,135,000	\$233,409	\$225,500
624 Farmington	517	3	86	240	188	\$107,109,445	\$207,175	\$195,900
626 Lakeville	940	4	64	336	536	\$247,285,420	\$263,070	\$239,900
628 Southern Dakota County	27	0	3	8	16	\$5,410,785	\$200,399	\$180,000
630 Northfield	265	0	61	119	85	\$54,172,837	\$204,426	\$184,900
632 Rice County	334	8	75	162	89	\$54,895,729	\$164,358	\$145,750
640 Shakopee	675	1	238	238	198	\$138,397,521	\$205,033	\$177,755
642 Prior Lake	506	5	59	210	232	\$144,393,241	\$285,362	\$244,950
644 Savage	561	2	79	215	265	\$140,301,320	\$250,091	\$227,000
646 Jordan	89	0	16	46	27	\$18,061,688	\$202,940	\$182,000
648 New Prague	278	2	52	147	77	\$59,524,733	\$214,118	\$195,000
650 Belle Plaine	144	0	43	67	34	\$25,859,642	\$179,581	\$172,300
658 Lesueur County	174	5	34	82	53	\$22,724,580	\$130,601	\$121,500
660 Goodhue County	402	10	107	187	98	\$66,267,511	\$164,845	\$141,200
Division I								
702 Falcon Heights/Lauderdale/Roseville	408	29	101	174	104	\$84,351,310	\$206,743	\$194,000
705 Lino Lakes/Hugo/Centerville	691	4	140	331	216	\$165,700,155	\$239,798	\$216,500
706 North Central Suburban	388	10	132	130	116	\$103,768,623	\$267,445	\$194,000
707 Ham Lake	192	1	9	88	94	\$50,829,694	\$264,738	\$252,185
708 White Bear Area	751	16	197	311	227	\$186,705,661	\$248,609	\$199,900
709 Forest Lake Area	415	5	80	189	141	\$98,960,181	\$238,458	\$209,900
710 Northeast Anoka County	121	3	24	62	32	\$27,482,599	\$227,129	\$223,000
711 Southern Chisago County	717	6	180	367	164	\$141,433,128	\$197,257	\$179,000
712 Maplewood/North St. Paul	599	7	127	280	185	\$120,487,184	\$201,147	\$180,940
713 Bethel	164	3	19	88	54	\$34,983,036	\$213,311	\$199,900
714 Phalen	414	10	112	228	64	\$58,044,341	\$140,204	\$139,900
716 Hillcrest/Hazel Park/Daytons Bluff	765	20	177	450	118	\$108,577,843	\$141,932	\$143,000
720 Southeast St. Paul	147	2	33	75	37	\$25,315,698	\$172,216	\$173,000
721 Lakeland/Afton/Denmark	95	1	19	41	34	\$33,159,946	\$349,052	\$260,000
722 Newport/St. Paul Park/Cottage Grove	639	1	83	294	261	\$124,244,848	\$194,436	\$179,900
725 Pine Springs/Lake Elmo/Oakdale	554	6	162	209	177	\$119,804,722	\$216,254	\$189,950
726 Woodbury	1,314	9	482	314	509	\$325,758,896	\$247,914	\$227,250
727 Stillwater/Bayport	564	4	112	221	227	\$159,898,498	\$283,508	\$235,500
728 Riverview/Cherokee	184	4	52	97	31	\$27,021,928	\$146,858	\$145,000
738 Home Croft/W 7th	107	5	38	50	14	\$15,911,972	\$148,710	\$149,784
740 Crocus Hill	293	50	114	59	70	\$74,123,392	\$252,981	\$202,000

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2003 HOME SALES AS REPORTED BY MLS PARTICIPANTS (Single Family and Condo/Townhome)

DISTRICT NUMBER & NAME	TOTAL SALES	BEDROOMS				DOLLAR VOLUME	AVERAGE PRICE	MEDIAN PRICE
		1	2	3	4+			
Division III								
Minneapolis								
300 Mpls-Calhoun-Isles	489	71	150	121	147	\$199,737,338	\$408,461	\$287,900
301 Mpls-Camden	749	27	234	390	98	\$108,931,351	\$145,436	\$144,900
302 Mpls-Central	374	158	187	23	6	\$103,035,864	\$275,497	\$219,000
303 Mpls-Longfellow	412	21	177	178	36	\$77,486,238	\$188,073	\$180,000
304 Mpls-Nokomis	1,028	59	296	553	120	\$213,462,777	\$207,649	\$195,000
305 Mpls-North	417	5	84	218	110	\$59,277,962	\$142,153	\$139,900
306 Mpls-Northeast	504	15	155	261	73	\$94,509,039	\$187,518	\$179,950
307 Mpls-Phillips	85	11	15	33	26	\$12,517,875	\$147,269	\$144,000
308 Mpls-Powderhorn	358	27	105	146	80	\$58,576,176	\$163,621	\$166,500
309 Mpls-Southwest	1,025	24	229	587	185	\$308,585,596	\$301,059	\$257,500
310 Mpls-University	122	20	31	48	23	\$26,357,698	\$216,047	\$210,500
Suburban and other areas								
340 Buffalo	445	6	135	212	92	\$92,207,593	\$207,208	\$185,810
341 Wright County (Except Buffalo)	1,938	61	576	807	494	\$396,670,634	\$204,680	\$185,500
342 Hutchinson	291	5	74	145	67	\$43,040,440	\$147,905	\$140,750
343 McLeod County	237	5	62	121	49	\$31,114,680	\$131,286	\$127,000
360 Robbinsdale	299	11	72	147	69	\$53,356,553	\$178,450	\$177,000
361 Crystal	401	4	89	251	57	\$71,680,046	\$178,753	\$174,900
362 New Hope	263	9	25	138	91	\$51,848,296	\$197,142	\$201,400
363 Brooklyn Center	567	5	120	342	100	\$95,963,361	\$169,248	\$169,900
364 Brooklyn Park	1,430	10	325	583	512	\$298,163,599	\$208,506	\$196,200
365 Maple Grove/Osseo	1,432	18	421	496	497	\$364,700,768	\$254,679	\$212,000
366 Champlin	549	3	110	223	213	\$124,316,884	\$226,442	\$199,900
367 Hennepin-North	239	1	49	81	108	\$60,122,364	\$251,558	\$244,504
368 Hennepin-Northwest	246	0	26	73	147	\$109,288,800	\$444,263	\$359,950
370 Sibley County	99	2	27	49	21	\$12,074,275	\$121,962	\$123,900
373 Golden Valley	384	15	71	193	105	\$103,209,779	\$268,775	\$225,900
374 Plymouth	1,357	24	417	395	521	\$390,122,433	\$287,489	\$250,000
378 Richfield	562	16	137	341	68	\$109,742,355	\$195,271	\$195,150
379 Bloomington-East	364	15	66	205	78	\$71,337,864	\$195,983	\$194,900
380 Bloomington-West	844	45	228	294	277	\$207,709,764	\$246,102	\$220,000
381 Lake Minnetonka	1,020	37	193	360	430	\$493,477,879	\$483,802	\$349,950
385 Edina	914	77	230	305	302	\$362,206,505	\$396,287	\$295,500
386 Hopkins	338	89	113	101	35	\$64,867,904	\$191,917	\$175,000
387 Minnetonka	811	29	207	303	272	\$255,751,105	\$315,353	\$255,000
391 Saint Louis Park	939	81	288	438	132	\$202,739,601	\$215,910	\$199,000
392 Eden Prairie	1,406	5	442	389	570	\$457,879,745	\$325,661	\$254,750
394 Carver County	572	1	117	261	193	\$128,428,779	\$224,526	\$200,000
396 Chanhassen	508	2	143	147	216	\$161,503,814	\$317,921	\$257,250
397 Chaska	475	10	109	180	176	\$120,727,220	\$254,163	\$214,000
398 Victoria	121	0	4	51	66	\$44,436,809	\$367,246	\$325,000
Division II								
600 West St. Paul	265	5	71	136	53	\$51,478,013	\$194,257	\$183,340
602 South St. Paul	291	10	61	175	45	\$51,942,584	\$178,497	\$175,000
604 Mendota/Lilydale/Mendota Heights	146	6	34	58	48	\$48,226,767	\$330,320	\$305,750
605 Sunfish Lake	6	0	0	4	2	\$4,129,000	\$688,167	\$672,000
608 Inver Grove Heights	490	1	170	188	131	\$115,238,172	\$235,180	\$198,250
610 Eagan	1,356	54	384	482	436	\$311,666,739	\$229,843	\$205,000
612 Burnsville	1,170	28	370	386	386	\$254,021,048	\$217,112	\$208,450
614 Apple Valley	1,197	15	443	388	351	\$263,189,428	\$219,874	\$197,700
616 Rosemount	402	0	69	180	153	\$98,779,704	\$245,721	\$217,950
617 Hastings	372	2	88	154	128	\$82,265,859	\$221,145	\$197,500
618 Eastern Dakota County	8	0	1	4	3	\$1,831,894	\$228,987	\$214,872
624 Farmington	613	3	130	246	234	\$134,879,210	\$220,031	\$207,000
626 Lakeville	1,106	6	142	398	560	\$310,800,386	\$281,013	\$249,450
628 Southern Dakota County	29	0	4	9	16	\$7,629,821	\$263,097	\$260,000
630 Northfield	323	4	86	139	94	\$66,902,940	\$207,130	\$187,500
632 Rice County	419	8	104	205	102	\$72,469,904	\$172,959	\$151,300
640 Shakopee	761	6	270	273	212	\$164,193,147	\$215,760	\$189,000
642 Prior Lake	628	20	115	224	269	\$194,378,016	\$309,519	\$255,000
644 Savage	576	8	94	213	261	\$150,559,948	\$261,389	\$234,900
646 Jordan	87	0	17	31	39	\$20,766,138	\$238,691	\$219,900
648 New Prague	318	4	62	150	102	\$73,191,383	\$230,162	\$205,950
650 Belle Plaine	210	3	61	116	30	\$40,547,425	\$193,083	\$180,000
658 Lesueur County	197	2	58	90	47	\$31,554,385	\$160,175	\$135,900
660 Goodhue County	453	8	110	202	133	\$77,980,202	\$172,142	\$153,000
Division I								
702 Falcon Heights/Lauderdale/Roseville	524	42	120	244	118	\$117,209,828	\$223,683	\$212,000
705 Lino Lakes/Hugo/Centerville	636	4	144	275	213	\$159,700,900	\$251,102	\$225,000
706 North Central Suburban	437	13	163	126	135	\$123,013,544	\$281,496	\$210,000
707 Ham Lake	205	0	21	89	95	\$63,468,408	\$309,602	\$298,000
708 White Bear Area	818	15	221	324	258	\$223,006,206	\$272,624	\$223,500
709 Forest Lake Area	565	9	116	270	170	\$137,463,559	\$243,298	\$224,000
710 Northeast Anoka County	102	1	18	54	29	\$24,230,354	\$237,552	\$225,900
711 Southern Chisago County	787	14	212	371	190	\$169,401,702	\$215,250	\$195,387
712 Maplewood/North St. Paul	643	5	132	333	173	\$137,757,362	\$214,242	\$189,900
713 Bethel	210	5	32	108	65	\$47,712,202	\$227,201	\$217,421
714 Phalen	410	4	102	218	86	\$64,289,062	\$156,803	\$155,900
716 Hillcrest/Hazel Park/Daytons Bluff	801	11	214	451	125	\$125,105,300	\$156,186	\$157,900
720 Southeast St. Paul	178	3	30	99	46	\$33,522,855	\$188,331	\$175,000
721 Lakeland/Afton/Denmark	96	1	22	32	41	\$35,651,156	\$371,366	\$293,750
722 Newport/St. Paul Park/Cottage Grove	705	4	109	302	290	\$147,255,667	\$208,873	\$194,900
725 Pine Springs/Lake Elmo/Oakdale	600	4	191	231	174	\$134,578,311	\$224,297	\$199,900
726 Woodbury	1,269	10	431	331	497	\$335,925,417	\$264,717	\$245,000
727 Stillwater/Bayport	564	11	110	240	203	\$181,233,594	\$321,336	\$260,950
728 Riverview/Cherokee	200	8	59	95	38	\$32,254,391	\$161,272	\$156,924
738 Home Croft/W 7th	127	5	37	71	14	\$20,751,976	\$163,401	\$167,500

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TYPE OF FINANCING FOR ALL SALES BY DISTRICT NUMBER – 2002

DISTRICT AND NAME	LNFA	LNDVA	CONVE	ASSUM	ADJGP	CONFD	CDASS	SPEFU	CASH	OTHER
Division III										
Minneapolis										
300 Calhoun - Isles	47	0	422	1	0	3	0	0	33	43
301 Camden	262	11	422	0	0	3	1	2	48	23
302 Central	47	0	216	0	1	0	0	0	27	98
303 Longfellow	101	4	305	1	0	0	0	0	17	12
304 Nokomis	243	10	633	1	0	0	0	1	36	33
305 North	157	7	333	0	1	2	0	0	41	10
306 Northeast	141	4	469	0	0	2	0	0	26	20
307 Phillips	20	0	97	0	0	1	0	1	10	9
308 Powderhorn	130	2	311	1	0	1	0	0	12	14
309 Southwest	147	4	752	0	0	1	1	0	31	65
310 University	19	0	79	0	0	0	0	0	14	4
Suburban and other areas										
340 Buffalo	90	8	220	0	0	1	0	2	37	22
341 Wright County	511	29	1,218	0	1	19	3	10	140	71
342 Hutchinson	53	11	229	0	0	2	1	15	41	9
343 McLeod County	61	7	157	0	1	2	0	0	34	5
360 Robbinsdale	77	3	181	0	0	0	0	1	20	9
361 Crystal	155	11	231	0	2	0	0	1	13	9
362 New Hope	76	5	176	0	1	0	0	1	4	7
363 Brooklyn Center	177	10	239	0	1	1	0	1	10	11
364 Brooklyn Park	427	17	834	1	0	3	2	6	36	42
365 Maple Grove/Osseo	299	11	923	1	0	4	0	1	41	36
366 Champlin	134	7	286	1	0	1	0	1	9	8
367 Hennepin Co North	97	5	289	0	0	0	0	0	13	7
368 Hennepin Co NW	41	3	172	1	0	3	0	0	26	13
370 Sibley County	21	1	57	0	0	1	0	0	13	1
373 Golden Valley	63	4	268	0	0	0	0	1	20	19
374 Plymouth	271	5	903	3	0	4	0	3	56	44
378 Richfield	163	5	335	0	0	1	0	0	18	15
379 Bloomington - East	93	2	240	0	0	1	1	0	24	7
380 Bloomington - West	183	11	604	2	2	2	0	0	40	28
381 Lake Minnetonka	116	5	711	1	1	9	1	0	122	80
385 Edina	205	2	540	0	0	3	0	0	84	22
386 Hopkins	65	1	142	0	0	0	0	0	20	16
387 Minnetonka	102	7	599	1	0	1	0	0	68	47
391 St. Louis Park	194	7	545	1	1	1	1	0	27	44
392 Eden Prairie	225	10	955	1	0	4	0	1	66	59
394 Carver County	87	9	326	1	1	6	1	0	34	29
395 Waterfront	0	0	0	0	0	0	0	0	0	0
396 Chanhassen	72	7	366	1	0	0	0	0	25	15
397 Chaska	68	8	293	0	0	0	2	0	23	12
398 Victoria	8	0	79	0	0	2	0	0	6	2
399 Out of Town										
Division II										
600 West St. Paul	69	9	159	0	0	0	1	0	21	8
602 South St. Paul	87	3	212	0	0	2	1	1	18	9
604 Mendota - Lilydale - Mendota Hts	17	0	124	0	0	0	0	0	6	8
605 Sunfish Lake	0	0	6	0	0	0	0	0	1	0
608 Inver Grove Heights	88	3	295	0	0	1	0	0	23	20
610 Eagan	249	16	898	1	2	0	0	2	36	17
612 Burnsville	253	19	752	1	2	1	0	0	31	37
614 Apple Valley	257	29	776	0	1	0	0	0	27	25
616 Rosemount	84	5	278	0	0	1	1	1	8	10
617 Hastings	67	12	224	0	0	1	0	0	26	4
618 Eastern Dakota County	4	0	19	0	0	0	0	0	2	0
624 Farmington	153	24	346	0	0	2	0	0	7	6
626 Lakeville	139	10	774	0	0	0	0	0	23	22
628 Southern Dakota County	4	1	26	0	0	0	0	0	4	1
630 Northfield	35	3	223	0	1	0	0	0	13	3
632 Rice County	66	5	269	0	0	7	1	0	29	12
640 Shakopee	221	8	422	0	0	0	0	0	35	10
642 Prior Lake	183	5	326	0	0	3	0	2	16	11
644 Savage	133	4	410	0	1	0	1	0	15	12
646 Jordan	20	3	63	0	0	1	0	1	8	0
648 New Prague	43	5	242	0	0	3	1	0	20	20
650 Belle Plaine	48	5	91	0	0	3	0	0	14	4
658 LeSueur County	70	6	116	1	0	5	0	0	15	2
660 Goodhue County	72	13	297	0	0	10	1	3	55	6
Division I										
702 Falcon Hts-Lauderdale-Roseville	53	6	297	0	0	1	0	0	53	12
705 Lino Lakes-Hugo-Centerville	115	14	521	0	0	1	1	0	23	38
706 North Central Suburban	83	2	282	1	0	0	0	0	28	16
707 Ham Lake	41	4	149	0	0	1	0	0	27	12
708 White Bear Area	123	4	557	1	1	3	0	0	55	35
709 Forest Lake Area	87	12	294	0	0	1	0	0	32	18
710 Northeast Anoka County	23	0	102	0	0	1	0	1	11	1
711 Southern Chisago County	137	21	552	1	1	8	2	3	83	37
712 Maplewood-North St Paul	126	12	419	0	0	0	0	1	34	22
713 Bethel	53	2	109	0	0	1	0	0	8	7
714 Phalen	137	4	329	0	1	5	0	1	26	11
716 Hillcrest/Hazel Pk/Dayton's Bluff	256	17	511	1	0	7	0	1	38	43
720 Southeast St Paul	36	6	108	1	0	1	0	0	6	6
721 Lakeland-Afton-Denmark	15	0	70	0	0	3	2	1	11	13
722 Nwport-St Paul Pk-Cottage Grove	160	19	451	0	0	2	0	0	12	7
725 Pine Springs-Lake Elmo-Oakdale	115	9	393	0	0	0	0	0	36	18
726 Woodbury	200	10	1,014	0	1	0	0	1	54	55
727 Stillwater-Bayport	76	0	465	0	1	7	0	1	57	26
728 Riverview-Cherokee	58	3	131	0	0	1	0	1	7	12
738 Home Croft-W 7th	22	1	89	1	0	0	0	0	11	5
740 Crocus Hill	31	0	255	0	0	0	0	0	24	12
741 Downtown-Capital Heights	5	0	83	0	0	0	0	0	17	16
742 Central	111	7	240	0	0	5	0	1	41	13

(Continued on page 7)

TYPE OF FINANCING FOR ALL SALES BY DISTRICT NUMBER – 2003

DISTRICT AND NAME	LNFA	LNDVA	CONVE	ASSUM	ADJGP	CONFD	CDASS	SPEFU	CASH	OTHER
Division III										
Minneapolis										
300 Mpls-Calhoun-Isles	50	0	435	1	0	1	0	1	32	3
301 Mpls-Camden	211	10	504	0	2	3	0	1	40	5
302 Mpls-Central	67	2	265	0	3	2	0	0	34	1
303 Mpls-Longfellow	75	1	337	1	0	2	0	0	16	0
304 Mpls-Nokomis	188	7	821	0	0	0	0	0	30	1
305 Mpls-North	86	1	386	0	0	1	0	0	36	3
306 Mpls-Northeast	131	4	473	0	0	1	0	0	31	2
307 Mpls-Phillips	26	0	97	0	1	0	1	3	9	6
308 Mpls-Powderhorn	89	1	334	0	0	0	0	0	14	3
309 Mpls-Southwest	125	3	884	1	0	1	0	0	34	4
310 Mpls-University	15	0	114	1	0	0	0	0	10	0
Suburban and other areas										
340 Buffalo	83	8	336	0	1	0	0	0	33	0
341 Wright County (Except Buffalo)	439	23	1,385	1	2	29	0	1	190	3
342 Hutchinson	21	2	224	0	0	0	0	9	46	9
343 McLeod County	32	5	174	2	1	3	0	2	36	2
360 Robbinsdale	65	2	219	0	0	0	0	1	22	2
361 Crystal	101	4	285	0	0	0	0	1	8	1
362 New Hope	49	2	208	0	0	0	0	1	9	1
363 Brooklyn Center	127	4	411	0	1	1	0	8	10	8
364 Brooklyn Park	324	14	1,038	1	5	3	1	9	33	10
365 Maple Grove/Osseo	284	10	1,060	1	2	1	0	2	32	3
366 Champlin	110	8	408	1	1	2	0	2	12	4
367 Hennepin-North	37	2	190	0	1	0	0	0	20	1
368 Hennepin-Northwest	40	1	190	0	0	2	0	1	36	2
370 Sibley County	14	4	75	0	1	0	0	0	15	0
373 Golden Valley	49	0	280	0	0	2	0	0	24	1
374 Plymouth	253	8	969	1	2	3	0	0	60	0
378 Richfield	150	3	370	0	0	1	0	1	26	1
379 Bloomington-East	89	4	258	0	0	1	0	0	13	3
380 Bloomington-West	162	5	619	1	0	3	0	0	43	0
381 Lake Minnetonka	100	7	745	1	1	4	1	1	114	2
385 Edina	209	0	591	2	0	0	0	1	99	2
386 Hopkins	64	2	244	0	1	1	0	0	21	1
387 Minnetonka	97	3	579	2	0	3	1	1	66	2
391 Saint Louis Park	191	2	675	1	1	1	0	1	37	2
392 Eden Prairie	216	6	1,093	2	1	1	0	0	62	1
394 Carver County	75	6	462	1	1	6	0	2	42	2
396 Chanhassen	95	7	374	1	2	1	0	0	14	0
397 Chaska	76	5	370	1	0	1	0	0	18	2
398 Victoria	19	0	85	0	0	0	0	0	9	0
Division II										
600 West St. Paul	45	3	204	3	0	1	0	0	17	0
602 South St. Paul	70	7	231	0	0	1	0	0	21	0
604 Mendota/Lilydale/Mendota Heights	8	0	121	0	0	0	0	0	14	0
605 Sunfish Lake	1	0	5	0	0	0	0	0	1	0
608 Inver Grove Heights	95	2	366	1	2	1	0	0	22	0
610 Eagan	232	13	1053	1	3	2	0	0	34	3
612 Burnsville	221	21	876	0	1	1	1	0	32	0
614 Apple Valley	234	14	883	2	1	1	0	1	28	5
616 Rosemount	58	2	321	0	2	0	1	0	12	1
617 Hastings	69	7	277	1	3	1	1	0	17	0
618 Eastern Dakota County	3	0	5	0	0	1	0	0	2	0
624 Farmington	137	11	447	0	0	0	0	1	15	1
626 Lakeville	175	14	863	0	1	5	0	0	30	2
628 Southern Dakota County	3	0	25	0	0	1	1	0	7	0
630 Northfield	39	4	274	1	0	2	0	1	22	2
632 Rice County	87	4	316	0	0	2	1	2	35	2
640 Shakopee	198	6	533	0	2	1	0	1	25	1
642 Prior Lake	180	3	403	0	0	3	1	0	32	1
644 Savage	137	9	398	1	0	0	0	0	18	0
646 Jordan	28	1	59	0	1	0	0	1	9	1
648 New Prague	53	3	278	0	0	1	0	0	16	0
650 Belle Plaine	47	8	145	1	1	1	1	0	21	0
658 Lesueur County	41	2	151	0	2	1	0	0	33	1
660 Goodhue County	86	15	325	0	0	7	0	2	71	3
Division I										
702 Falcon Hts/Lauderdale/Roseville	54	3	413	0	0	2	0	0	45	0
705 Lino Lakes/Hugo/Centerville	102	9	496	0	0	2	0	0	23	1
706 North Central Suburban	75	7	317	1	0	0	0	0	28	2
707 Ham Lake	34	2	167	0	0	1	0	0	7	0
708 White Bear Area	102	8	620	0	0	1	0	0	66	2
709 Forest Lake Area	81	10	450	0	1	0	2	4	49	5
710 Northeast Anoka County	13	2	83	0	0	0	0	0	12	0
711 Southern Chisago County	142	14	612	0	2	13	0	2	75	2
712 Maplewood/North St. Paul	109	4	494	0	1	0	0	0	27	0
713 Bethel	51	3	160	0	0	1	0	0	10	0
714 Phalen	85	7	383	1	3	1	0	0	21	3
716 Hillcrest/Hazel Park/Daytons Bluff	194	10	627	0	2	4	0	2	34	2
720 Southeast St. Paul	40	2	131	0	1	2	1	0	4	0
721 Lakeland/Afton/Denmark	7	0	84	0	0	0	0	0	19	1
722 Newport/St. Paul Park/Citge Grve	138	10	536	2	0	0	0	0	20	1
725 Pine Springs/Lake Elmo/Oakdale	96	13	473	0	0	0	0	0	15	0
726 Woodbury	161	9	1,015	5	1	0	0	1	38	3
727 Stillwater/Bayport	58	3	471	0	0	4	1	0	74	5

(Continued on page 7)

*** 2002 HOME SALES AS REPORTED BY MLS PARTICIPANTS (Single Family and Condo/Townhome)**

(Continued from page 2)

DISTRICT NUMBER & NAME	TOTAL SALES	BEDROOMS				DOLLAR VOLUME	AVERAGE PRICE	MEDIAN PRICE
		1	2	3	4+			
741 Downtown StPaul/Capital Heights	117	71	32	11	3	\$19,664,351	\$168,071	\$144,900
742 Central	335	17	123	144	51	\$39,764,833	\$118,701	\$121,900
744 Como	313	6	104	165	38	\$56,366,313	\$180,084	\$177,000
746 St. Anthony/Midway	216	2	57	122	35	\$36,522,773	\$169,087	\$158,975
748 Town & Country/Merriam Park	149	1	23	75	50	\$37,351,372	\$250,680	\$225,000
750 Mac/Groveland/River Road Area	292	11	78	146	57	\$75,423,330	\$258,299	\$219,900
752 Highland Area	328	12	82	181	53	\$81,993,612	\$249,981	\$224,250
754 Big Lake Township	323	3	122	130	68	\$56,196,315	\$173,982	\$164,000
756 Elk River	441	1	118	180	142	\$92,532,374	\$209,824	\$184,000
758 Northwestern Anoka County	357	27	103	144	83	\$71,774,334	\$201,049	\$185,000
760 Ramsey	390	8	100	143	139	\$77,608,594	\$198,996	\$179,900
762 Andover	526	0	30	214	282	\$124,612,536	\$236,906	\$222,550
764 Blaine	884	3	224	381	276	\$175,173,591	\$198,160	\$179,000
765 Arden Hills/Shoreview	493	13	151	196	133	\$110,868,065	\$224,885	\$195,000
766 Moundsvw/New Brightn/St.Anthny Vilg	443	14	91	213	125	\$89,292,622	\$201,563	\$187,000
767 Coon Rapids	1,275	9	439	486	341	\$215,914,472	\$169,345	\$163,000
768 Fridley	368	8	90	186	84	\$64,208,210	\$174,479	\$169,900
769 Anoka	267	3	66	133	65	\$45,768,894	\$171,419	\$164,900
770 Hilltop/Columbia Heights	305	15	72	172	46	\$47,186,853	\$154,711	\$156,000
771 Spring Lake Park	87	0	25	45	17	\$14,521,587	\$166,915	\$163,250
772 Lexington/Circle Pines	119	0	29	61	29	\$19,988,794	\$167,973	\$155,000
780 Sherburne County	934	25	324	362	223	\$157,129,039	\$168,232	\$156,707
782 Isanti County	456	13	185	176	82	\$77,233,676	\$169,372	\$154,735
783 Cambridge	190	4	98	60	28	\$27,994,144	\$147,338	\$144,900
784 Northern Chisago County	122	4	44	50	24	\$20,105,231	\$164,797	\$146,440
801 Southeast Wisconsin	1	0	0	0	1	\$136,900	\$136,900	\$136,900
804 Central Wisconsin	4	0	2	2	0	\$600,800	\$150,200	\$147,450
805 Western Wisconsin	2,303	51	646	1,125	481	\$399,932,607	\$173,657	\$154,635
811 Northeast Minnesota	460	37	111	219	93	\$64,671,009	\$140,589	\$126,050
812 Northern Minnesota	42	3	17	14	8	\$5,647,005	\$134,453	\$128,650
813 Northwest Minnesota	45	0	20	15	10	\$6,186,000	\$137,467	\$98,500
814 West Central Minnesota	572	23	141	254	154	\$66,452,543	\$116,176	\$105,000
815 Southern Minnesota	180	2	40	77	61	\$24,940,580	\$138,559	\$127,500
816 Southeast Minnesota	1,054	25	228	412	389	\$170,167,760	\$161,449	\$140,000
817 Central Minnesota	1,607	62	455	680	410	\$235,531,755	\$146,566	\$133,000
840 North Dakota	33	2	9	12	10	\$3,096,091	\$93,821	\$90,500
860 Western Iowa	1	0	0	1	0	\$45,000	\$45,000	\$45,000
861 Eastern Iowa	1	0	1	0	0	\$56,250	\$56,250	\$56,250

2003 HOME SALES AS REPORTED BY MLS PARTICIPANTS (Single Family and Condo/Townhome)

(Continued from page 3)

DISTRICT NUMBER & NAME	TOTAL SALES	BEDROOMS				DOLLAR VOLUME	AVERAGE PRICE	MEDIAN PRICE
		1	2	3	4+			
740 Crocus Hill	290	28	133	57	72	\$86,280,806	\$297,520	\$235,000
741 Downtown StPaul/Capital Heights	284	180	94	8	2	\$45,973,895	\$161,880	\$138,600
742 Central	383	20	99	190	74	\$52,398,393	\$136,810	\$138,000
744 Como	340	11	121	163	45	\$64,561,734	\$189,887	\$183,750
746 St. Anthony/Midway	258	4	71	141	42	\$49,794,631	\$193,002	\$172,711
748 Town & Country/Merriam Park	125	4	31	55	35	\$34,868,887	\$278,951	\$245,000
750 Mac/Groveland/River Road Area	305	9	90	144	62	\$84,695,766	\$277,691	\$245,000
752 Highland Area	342	13	76	190	63	\$95,030,733	\$277,868	\$246,450
754 Big Lake Township	377	4	124	151	98	\$72,913,231	\$193,404	\$178,000
756 Elk River	502	6	123	187	186	\$113,240,979	\$225,580	\$205,000
758 Northwestern Anoka County	432	9	149	177	97	\$95,672,781	\$221,465	\$199,428
760 Ramsey	454	0	66	228	160	\$105,634,181	\$232,674	\$209,250
762 Andover	535	2	56	217	260	\$133,867,420	\$250,219	\$229,450
764 Blaine	1,038	1	306	459	272	\$218,565,493	\$210,564	\$189,000
765 Arden Hills/Shoreview	591	16	200	226	149	\$135,310,355	\$228,952	\$205,000
766 Moundsvw/New Brightn/St.Anthny Vilg	468	18	96	230	124	\$99,971,455	\$213,614	\$197,700
767 Coon Rapids	1,390	10	440	561	379	\$266,413,734	\$191,665	\$177,900
768 Fridley	403	16	84	203	100	\$75,861,731	\$188,243	\$183,000
769 Anoka	266	3	63	129	71	\$48,133,223	\$180,952	\$174,900
770 Hilltop/Columbia Heights	314	15	70	174	55	\$53,023,230	\$168,864	\$168,950
771 Spring Lake Park	104	1	28	49	26	\$18,748,556	\$180,275	\$180,500
772 Lexington/Circle Pines	137	1	44	69	23	\$25,642,852	\$187,174	\$175,000
780 Sherburne County	1,098	30	377	428	263	\$201,585,244	\$183,593	\$169,900
782 Isanti County	418	16	149	171	82	\$73,005,992	\$174,655	\$164,250
783 Cambridge	233	10	118	71	34	\$38,138,394	\$163,684	\$155,813
784 Northern Chisago County	116	5	40	41	30	\$22,635,824	\$195,136	\$170,950
801 Southeast Wisconsin	1	0	0	1	0	\$162,000	\$162,000	\$162,000
802 Southern Wisconsin	1	0	0	1	0	\$107,100	\$107,100	\$107,100
803 Eastern Wisconsin	2	0	0	1	1	\$778,600	\$389,300	\$389,300
804 Central Wisconsin	16	1	4	8	3	\$3,068,900	\$191,806	\$195,450
805 Western Wisconsin	3,035	64	847	1,434	690	\$560,349,332	\$184,629	\$163,900
811 Northeast Minnesota	455	25	142	213	75	\$69,232,952	\$152,160	\$132,500
812 Northern Minnesota	142	7	59	46	30	\$29,204,244	\$205,664	\$174,000
813 Northwest Minnesota	43	0	14	17	12	\$6,119,531	\$142,315	\$105,000
814 West Central Minnesota	619	26	148	291	154	\$77,343,175	\$124,949	\$108,500
815 Southern Minnesota	372	6	81	160	125	\$56,070,119	\$150,726	\$138,950
816 Southeast Minnesota	1,243	23	290	510	420	\$218,467,344	\$175,758	\$148,400
817 Central Minnesota	2,042	71	572	830	569	\$328,317,003	\$160,782	\$145,000
840 North Dakota	46	0	9	23	14	\$4,877,097	\$106,024	\$98,450
850 South Dakota	5	0	0	1	4	\$359,000	\$71,800	\$20,000
861 Eastern Iowa	2	0	0	1	1	\$160,500	\$80,250	\$80,250

TYPE OF FINANCING FOR ALL SALES BY DISTRICT NUMBER – 2002

(Continued from page 4)

DISTRICT AND NAME	LNFA	LNDVA	CONVE	ASSUM	ADJGP	CONFD	CDASS	SPEFU	CASH	OTHER
744 Como	69	3	240	0	0	0	0	0	8	12
746 St. Anthony/Midway	49	3	167	0	0	1	0	0	19	5
748 Town & Country-Merriam Park	20	1	130	0	0	0	0	0	12	3
750 Mac-Groveland-River Road Area	33	1	239	0	0	1	0	0	25	6
752 Highland Area	37	1	278	1	0	0	0	0	24	7
754 Big Lake Township	103	19	187	0	0	3	1	2	17	11
756 Elk River	96	4	309	1	1	4	2	2	33	20
758 Northwestern Anoka County	109	6	243	1	1	4	0	1	18	16
760 Ramsey	93	7	276	0	0	2	0	1	10	13
762 Andover	122	13	380	1	1	1	0	0	14	20
764 Blaine	270	19	561	2	5	0	0	1	30	20
765 Arden Hills-Shoreview	78	5	354	4	0	0	0	0	36	25
766 Mndsvw-Nw Brghn-St. Anth. Vill	109	4	296	0	1	1	0	1	29	29
767 Coon Rapids	475	30	705	1	1	0	2	3	51	37
768 Fridley	126	3	218	0	1	0	0	0	15	14
769 Anoka	88	5	168	0	0	1	0	1	14	8
770 Hilltop-Columbia Heights	121	5	180	0	1	1	0	0	20	8
771 Spring Lake Park	38	3	43	0	0	1	0	0	1	7
772 Lexington-Circle Pines	38	2	77	0	0	0	0	0	5	2
780 Sherburne County	293	21	627	2	0	12	1	4	115	38
782 Isanti County	164	11	266	0	0	11	0	1	55	24
783 Cambridge	84	5	100	0	0	0	0	2	11	2
784 Northern Chisago County	40	2	75	0	0	5	0	0	33	8
795 Waterfront	0	0	0	0	0	0	0	0	0	0
798 Out of Town	0	0	0	0	0	0	0	0	0	0
801 Southeast Wisconsin	0	0	1	0	0	0	0	0	0	0
804 Central Wisconsin	1	0	2	0	0	0	0	0	1	0
805 Western Wisconsin	333	26	2,073	1	3	46	7	7	749	265
811 Northeast Minnesota	91	9	350	3	0	17	3	2	161	19
812 Northern Minnesota	10	0	25	0	0	2	0	0	21	2
813 Northwest Minnesota	9	1	22	0	0	3	0	0	15	0
814 West Central Minnesota	74	6	433	1	0	24	0	0	106	57
815 Southern Minnesota	32	2	135	1	0	1	0	0	12	7
816 Southeast Minnesota	255	12	737	0	0	4	0	4	82	34
817 Central Minnesota	331	38	1,151	2	0	41	7	0	294	91
840 North Dakota	13	3	17	0	0	0	0	0	6	1
860 Western Iowa	0	0	0	0	0	0	1	0	0	2
861 Eastern Iowa	2	0	0	0	0	0	0	0	0	3

LNFA - FHA • LNDVA - DVA • CONVE - Conventional • ASSUM - Assumable • ADJGP - Adjustable rate/Gr Payment • CONFD - Contract for Deed
 CDASS - Contract/Deed w/Assumptions • SPEFU - Special Funding • Cash - Cash • Other - Other

TYPE OF FINANCING FOR ALL SALES BY DISTRICT NUMBER – 2003

(Continued from page 5)

DISTRICT AND NAME	LNFA	LNDVA	CONVE	ASSUM	ADJGP	CONFD	CDASS	SPEFU	CASH	OTHER
728 Riverview/Cherokee	44	2	163	0	0	1	0	0	17	1
738 Home Croft/W 7th	22	2	104	0	0	0	0	1	6	2
740 Crocus Hill	31	0	266	1	1	0	0	1	22	2
741 Downtown StPaul/Capital Heights	14	0	241	0	0	0	0	1	15	1
742 Central	98	4	315	1	0	6	0	0	30	1
744 Como	49	0	294	0	1	0	0	0	8	0
746 St. Anthony/Midway	56	1	222	0	0	0	0	0	17	0
748 Town & Country/Merriam Park	12	3	123	0	0	1	0	0	5	1
750 Mac/Groveland/River Road Area	17	3	267	0	0	0	0	0	29	2
752 Highland Area	32	0	280	0	0	0	1	1	27	2
754 Big Lake Township	112	6	255	1	0	0	0	0	29	1
756 Elk River	111	9	361	2	0	1	0	0	20	1
758 Northwestern Anoka County	124	8	301	2	0	3	0	2	26	3
760 Ramsey	115	7	320	0	0	0	0	1	13	2
762 Andover	96	9	413	1	0	0	0	0	16	1
764 Blaine	283	20	687	1	1	0	0	0	26	0
765 Arden Hills/Shoreview	80	2	466	2	1	1	0	0	28	2
766 Mndsvw/Nw Brghn/St. Anthny Vig	118	5	307	0	0	0	0	0	33	0
767 Coon Rapids	420	24	864	1	1	1	2	2	57	2
768 Fridley	102	4	288	0	0	0	0	0	15	0
769 Anoka	73	3	184	0	0	0	0	2	18	2
770 Hilltop/Columbia Heights	85	3	234	0	0	0	0	0	22	2
771 Spring Lake Park	30	2	74	0	0	0	0	0	2	0
772 Lexington/Circle Pines	30	1	104	0	0	2	0	0	2	0
780 Sherburne County	267	18	783	0	2	16	2	6	166	7
782 Isanti County	33	221	94	0	2	3	33	7	17	9
783 Cambridge	4	132	0	0	0	1	16	15	0	15
784 Northern Chisago County	2	87	3	0	0	1	37	5	0	5
801 Southeast Wisconsin	0	1	0	0	0	0	0	0	0	0
802 Southern Wisconsin	0	1	0	0	0	0	0	0	0	0
803 Eastern Wisconsin	0	1	0	0	0	0	1	0	0	0
804 Central Wisconsin	0	10	0	0	0	0	28	1	0	1
805 Western Wisconsin	21	2,602	52	2	5	7	912	336	4	353
811 Northeast Minnesota	8	370	16	0	3	1	155	17	0	19
812 Northern Minnesota	1	97	5	0	0	1	70	6	0	6
813 Northwest Minnesota	0	23	0	0	0	0	15	2	0	2
814 West Central Minnesota	14	488	11	0	3	0	153	30	0	30
815 Southern Minnesota	3	294	3	0	0	3	43	3	0	3
816 Southeast Minnesota	16	924	13	0	0	1	113	43	0	46
817 Central Minnesota	40	1,459	38	1	48	5	457	88	0	90
840 North Dakota	4	29	0	0	0	0	3	0	0	0
850 South Dakota	0	3	1	0	0	0	6	1	0	1
861 Eastern Iowa	0	2	0	0	0	0	0	0	0	0

ANNUAL REVIEW

	Listings Processed	Total Dollar Volume	Unit Sales	Average Sales Price	
1978	36,095	1,296,246,066	22,780	57,178	
1979	40,007	1,351,465,288	20,466	66,417	
1980	37,018	1,340,772,915	18,351	74,069	
1981	35,580	1,249,787,584	15,675	80,238	
1982	41,465	998,693,468	12,193	82,288	
1983	50,794	1,344,916,756	15,914	84,953	
1984	53,646	1,544,535,531	18,231	85,007	
1985	51,492	1,866,291,153	21,335	87,789	
1986	58,382	2,523,647,113	28,015	90,319	
1987	55,422	2,460,309,115	25,772	95,914	
1988	80,771	3,211,389,403	34,244	93,977	
1989	89,170	3,277,302,913	33,962	96,658	
1990	78,548	3,372,262,409	34,496	98,016	
1991	71,850	3,522,813,135	35,598	99,402	
1992	72,730	4,309,040,911	41,944	103,264	
1993	70,685	4,300,305,967	39,842	107,569	
1994	63,369	4,733,426,199	42,454	111,806	
1995	64,556	4,941,765,241	42,310	117,053	
1996	73,433	5,818,898,453	46,949	124,022	
1997	63,189	5,680,945,013	41,441	137,085	
1998	64,280	7,048,446,631	47,836	147,346	
1999	57,573	7,620,974,435	46,675	163,277	
2000	59,618	8,754,809,444	48,208	181,605	
2001	71,861	10,217,347,550	50,298	203,136	
* 2002	73,940	11,331,943,390	51,212	221,275	
2003	86,378	13,478,897,819	56,528	238,446	

**1978 - 1996 – All property types
All MLS districts**

**1997-2003 - Single family detached,
condos, townhouses and twin homes.
13 county metro area only**

*** 2002 – Home sales were recalculated
by RMLS on March 6, 2003 due to the
fact the previous report included some
sales reported early in 2003.**

AVERAGE SALES PRICE BY DISTRICT SINGLE FAMILY

1995 - 1996 Single Family = Single Family only			1997-2003 Single Family = single family detached, condos, townhouses and twin homes.						
	1995	1996	1997	1998	1999	2000	2001	* 2002	2003
Minneapolis			Division III Minneapolis						
300 Calhoun-Isles	\$213,029	\$240,692	\$229,227	\$233,049	\$290,226	\$296,188	\$351,333	\$373,453	\$408,461
301 Camden	59,129	61,818	62,859	70,029	79,724	93,216	113,612	130,626	145,436
302 Central	78,000	71,200	113,221	134,011	156,853	200,293	217,375	270,763	275,497
303 Longfellow	76,169	79,389	87,228	95,665	112,882	130,985	155,226	175,457	188,073
304 Nokomis	87,633	93,607	97,652	106,728	122,473	142,080	170,066	191,543	207,649
305 North	45,568	47,793	52,578	58,471	64,408	78,102	99,441	122,211	142,153
306 Northeast	72,361	76,685	80,518	92,328	110,983	128,335	148,796	168,561	187,518
307 Phillips	35,962	47,865	46,598	50,289	59,086	87,570	117,363	126,093	147,269
308 Powderhorn	58,487	61,700	63,840	73,010	88,048	105,359	134,277	158,396	163,621
309 Southwest	136,642	149,515	153,032	163,434	198,231	219,038	246,128	271,606	301,059
310 University	87,105	94,124	102,507	118,239	121,016	146,263	181,312	193,409	216,047
Suburban and other areas			Suburban and other areas						
340 Buffalo	108,085	107,261	123,323	133,514	140,802	169,647	176,167	187,293	207,208
341 Wright County	102,149	112,384	119,875	123,720	142,231	162,416	179,048	192,047	204,680
342 Hutchinson	94,521	100,184	108,399	110,720	117,513	119,572	129,042	137,415	147,905
343 McLeod	82,519	76,301	84,394	96,016	109,609	109,231	126,988	128,969	131,286
360 Robbinsdale	84,796	89,933	93,014	101,072	114,578	131,249	152,150	164,166	178,450
361 Crystal	84,911	89,841	96,034	103,096	113,106	129,017	153,720	163,946	178,753
362 New Hope	108,340	112,352	113,556	118,487	130,235	146,715	161,770	180,464	197,142
363 Brooklyn Center	82,562	85,072	85,597	94,362	110,822	124,435	142,706	157,359	169,248
364 Brooklyn Park	109,632	115,912	110,226	118,692	134,822	151,298	169,395	182,623	208,506
365 Mple Grve / Oss	143,879	162,545	152,244	162,065	182,643	200,674	214,828	236,419	254,679
366 Champlin	120,806	128,154	121,868	136,315	148,557	173,531	191,458	206,181	226,442
367 Hnnepin Co No	134,811	155,194	167,589	184,638	174,515	206,833	217,317	229,857	251,558
368 Hnnepin Co NW	171,131	202,010	238,230	236,187	263,877	310,009	344,611	396,888	444,263
370 Sibley County	60,611	67,830	104,890	83,240	93,540	99,849	112,158	135,357	121,962
373 Golden Valley	137,388	141,432	139,936	150,858	177,548	196,321	219,014	245,111	268,775
374 Plymouth	203,651	208,258	185,667	192,689	215,180	226,656	252,473	265,829	287,489
378 Richfield	96,095	100,655	104,285	111,959	127,766	141,573	160,101	182,728	195,271
379 Blmington - E	99,179	103,313	109,135	113,733	127,656	144,184	165,828	177,543	195,983
380 Blmington - W	161,256	162,771	154,137	160,297	174,290	198,693	213,478	231,762	246,102
381 Lake Mtka N	238,422	*256,502	274,426	297,661	351,529	391,826	422,298	461,448	483,802
382 Lake Mtka W			217,592	247,019	278,355	298,541	328,204	352,363	396,287
383 Lake Mtka S			97,494	105,506	126,980	130,129	159,910	174,773	191,917
385 Edina	243,550	250,558	189,050	193,887	219,510	247,102	265,938	298,954	315,353
386 Hopkins	116,266	128,959	112,345	120,049	141,235	156,214	179,190	194,756	215,910
387 Minnetonka	194,061	207,265	200,285	206,091	228,812	265,131	305,008	309,090	325,661
391 St Louis Park	111,008	119,402	137,933	143,562	156,776	172,728	205,973	212,136	224,526
392 Eden Prairie	218,497	225,056	205,974	207,250	224,760	256,782	285,722	300,812	317,921
394 Carver County	124,278	134,932	157,549	165,175	188,103	208,377	237,662	243,324	254,163
395 Waterfront	97,030	108,997	234,514	239,756	253,538	294,411	285,423	317,607	367,246
396 Chanhassen	206,592	215,608							
397 Chaska	145,115	165,211							
398 Victoria	185,296	224,754							
399 Out of Town	68,489	82,533							

* Lake Minnetonka area combined in 1995

RESIDENTIAL PROPERTY SALES MONTHLY FOR 2001, 2002 and 2003

	CLOSED SALES* 13 County Metro			PENDING SALES** 13 County Metro			LISTINGS PROCESSED 13 County Metro			AVERAGE SALE PRICE 13 County Metro		
	2001	* 2002	2003	2001	* 2002	2003	2001	* 2002	2003	2001	* 2002	2003
January	3,257	3,148	3,110	3,782	3,661	3,838	5,524	5,237	6,629	\$190,517	\$205,638	\$227,307
February	2,222	2,607	2,776	4,226	4,007	4,183	4,837	5,110	5,947	\$185,828	\$204,492	\$226,614
March	3,330	3,637	3,633	5,067	4,733	5,380	6,247	5,718	7,335	\$190,295	\$207,853	\$220,244
April	3,762	3,883	4,228	5,365	5,414	6,133	6,472	7,007	8,268	\$196,166	\$208,583	\$229,570
May	4,529	4,562	4,942	5,805	5,357	5,963	7,389	7,406	8,784	\$194,776	\$216,387	\$230,901
June	5,142	4,915	5,905	5,208	5,067	6,441	6,958	6,787	8,684	\$203,479	\$224,498	\$242,902
July	5,443	5,657	6,264	5,015	5,201	6,653	6,652	6,964	8,724	\$210,446	\$230,381	\$241,115
August	5,502	5,034	6,272	5,291	5,036	5,715	7,162	7,298	7,718	\$210,180	\$233,948	\$247,396
September	4,482	4,833	5,908	3,886	4,643	4,741	6,624	7,243	8,079	\$210,736	\$222,145	\$239,779
October	5,072	4,764	5,410	4,855	4,726	4,760	6,906	7,057	7,756	\$212,137	\$227,533	\$243,163
November	3,865	4,080	4,032	3,904	3,797	3,559	4,502	4,853	4,787	\$200,790	\$227,949	\$248,984
December	3,692	4,092	4,048	2,977	3,360	3,092	2,588	3,260	3,667	\$212,741	\$226,406	\$246,700
TOTAL	50,298	51,212	56,528	55,381	55,002	60,458	71,861	73,940	86,378	\$203,136	\$221,275	\$238,446

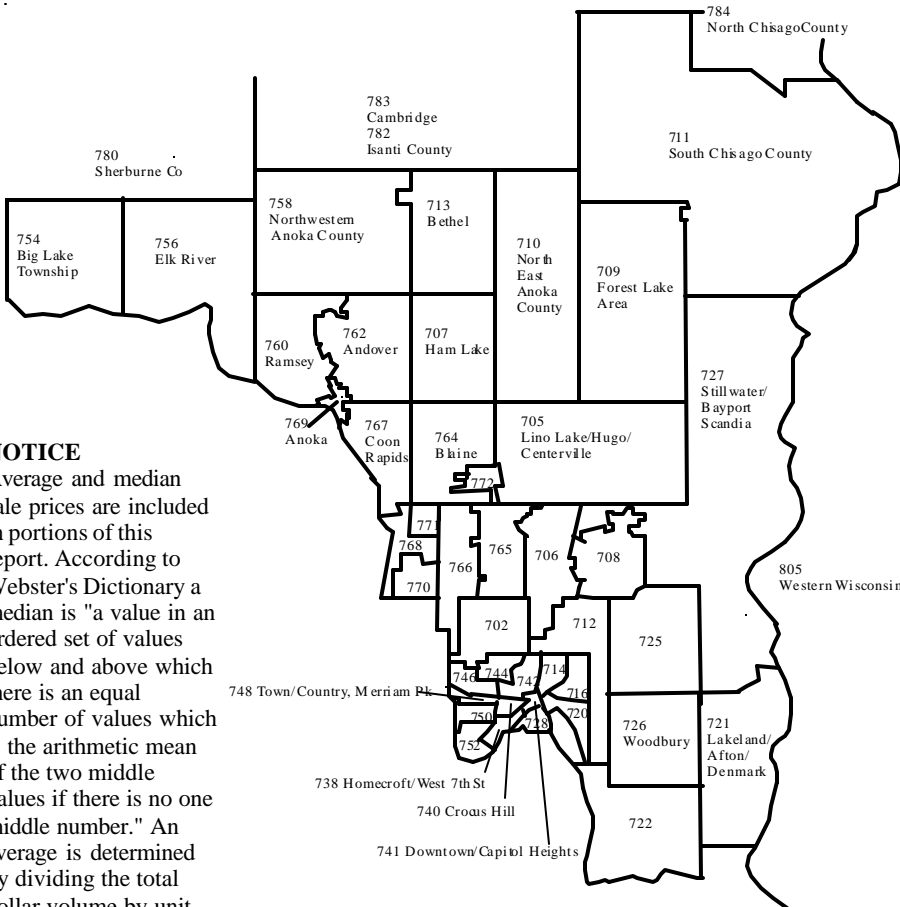
This report relates to single-family residential properties only. This includes condominiums, townhomes, and townhouses, but does not include duplexes, apartment buildings, other multi-family dwellings, lots, raw land, or commercial properties.

This report includes sales reported in the 13 county metro area: Anoka, Carver, Chisago, Dakota, Goodhue, Hennepin, Ramsey, Rice, Scott, Sherburne, St. Croix, Washington and Wright.

Pending Sales - The pending listings counts are based on when listings actually entered the pending status.

DIVISION I

Includes Anoka, Chisago, Ramsey, Washington [and some areas in Isanti, Sherburne and Wisconsin] Counties and the district changes made in 1996.



Division I

- 702 Falcon Heights/Lauderdale/Roseville
- 705 Lino Lakes/Hugo/Centerville
- 706 South Central Suburban
- 707 Ham Lake
- 708 White Bear Area
- 709 Forest Lake
- 710 Northeast Anoka County
- 711 Southern Chisago County
- 712 Maplewood/North St. Paul
- 713 Bethel
- 714 Phalen
- 716 Hillcrest/Dayton's Bluff/Hazel Park
- 720 Southeast St. Paul
- 721 Lakeland/Afton/Denmark
- 722 Newport/St. Paul Park/Cottage Grove
- 725 Pine Spings/Lake Elmo/Oakdale
- 726 Woodbury
- 727 Stillwater/Bayport
- 728 Riverview/Cherokee
- 738 Homecroft/West 7th St.
- 740 Crocus Hill
- 741 Downtown/Capitol Heights
- 742 Central
- 744 Como
- 746 St. Anthony/Midway
- 748 Town and Country/Merriam Park
- 750 Mac/Groveland/River Road Area
- 752 Highland Area
- 754 Big Lake Township
- 756 Elk River
- 758 Northwestern Anoka County
- 760 Ramsey
- 762 Andover
- 764 Blaine
- 765 Arden Hills/Shoreview
- 766 Moundsview/New Brighton/St. Anthony Village
- 767 Coon Rapids
- 768 Fridley
- 769 Anoka
- 770 Hilltop/Columbia Heights
- 771 Spring Lake Park
- 772 Lexington/Circle Pines
- 780 Sherburne County
- 782 Isanti County
- 783 Cambridge
- 784 Northern Chisago County
- 805 Western Wisconsin

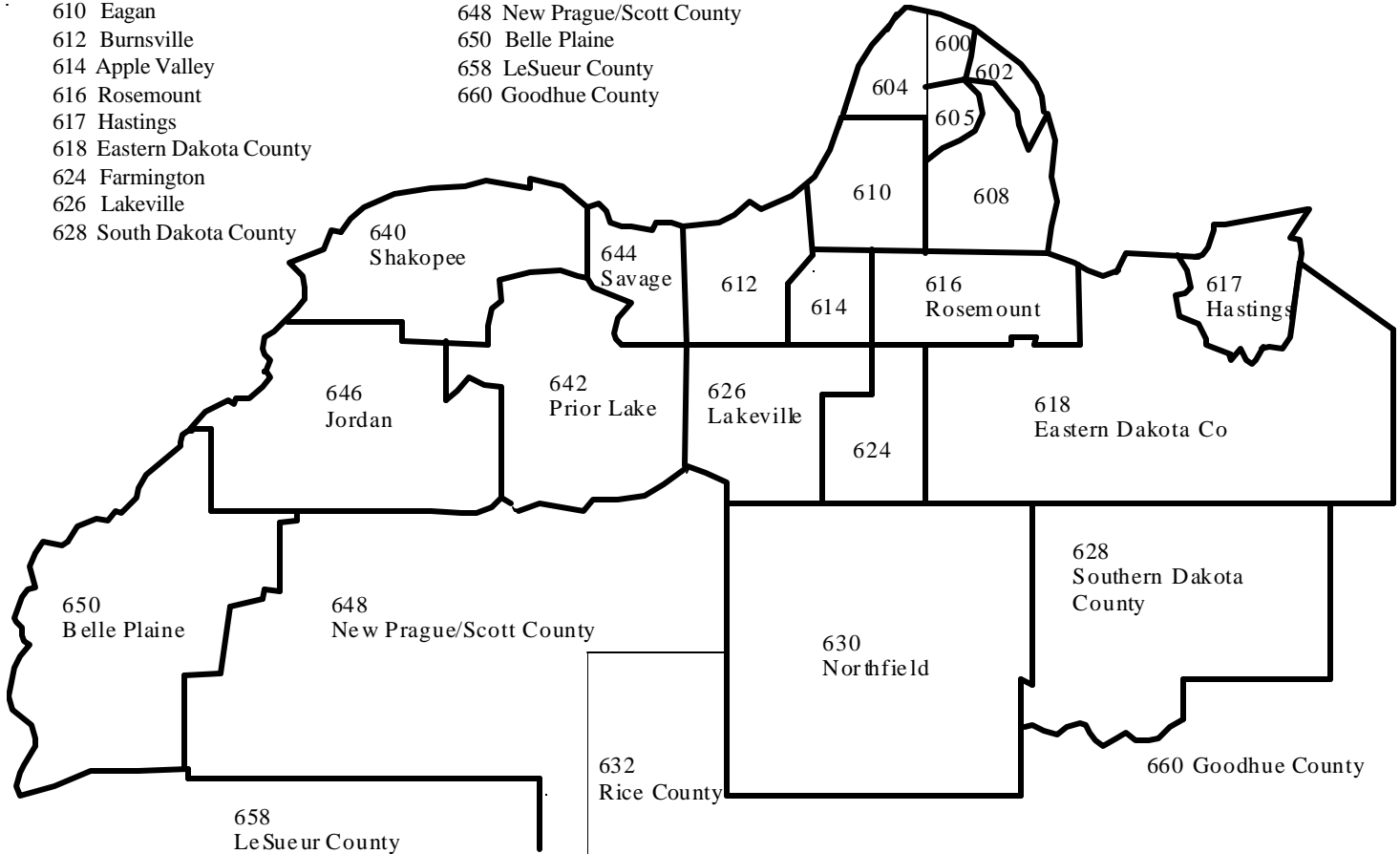
NOTICE

Average and median sale prices are included in portions of this report. According to Webster's Dictionary a median is "a value in an ordered set of values below and above which there is an equal number of values which is the arithmetic mean of the two middle values if there is no one middle number." An average is determined by dividing the total dollar volume by unit number.

DIVISION II

Includes Dakota, Scott [and some areas in Goodhue, LeSueur and Rice] Counties and the district changes made in 1995.

- | | |
|----------------------------------|-----------------------------|
| Division II | 630 Northfield |
| 600 West St. Paul | 632 Rice County |
| 602 South St. Paul | 640 Shakopee |
| 604 Mendota/Lilydale/Mendota Hts | 642 Prior Lake |
| 605 Sunfish Lake | 644 Savage |
| 608 Inver Grove Heights | 646 Jordan |
| 610 Eagan | 648 New Prague/Scott County |
| 612 Burnsville | 650 Belle Plaine |
| 614 Apple Valley | 658 LeSueur County |
| 616 Rosemount | 660 Goodhue County |
| 617 Hastings | |
| 618 Eastern Dakota County | |
| 624 Farmington | |
| 626 Lakeville | |
| 628 South Dakota County | |



DISTRICTS PRIOR TO 1993 ALL DIVISIONS

- Division I**
- 702 Falcon Heights/Lauderdale/Roseville
 - 705 Lino Lakes/Hugo/Centerville
 - 706 North Central Suburban
 - 707 Ham Lake
 - 708 White Bear Area
 - 709 Forest Lake Area
 - 711 Southern Chisago County
 - 712 Maplewood/North St. Paul
 - 713 Bethel
 - 714 Phalen
 - 716 Eastside
 - 720 Southeast St. Paul
 - 721 Lakeland/Afton/Denmark
 - 722 Newport/St. Paul Park/Cottage Grove
 - 725 Pine Spings/Lake Elmo/Oakdale
 - 726 Woodbury
 - 727 Stillwater/Bayport
 - 728 Riverview/Cherokee
 - 738 Homecroft/West 7th St.
 - 740 Crocus Hill
 - 741 Downtown/Capitol Heights
 - 742 Central
 - 744 Como
 - 746 St. Anthony/Midway
 - 748 Town and Country/Merriam Park
 - 750 Mac/Groveland/River Road Area

- Division II**
- 752 Highland Area
 - 754 Big Lake Township
 - 756 Elk River
 - 758 Northwestern Anoka County
 - 760 Ramsey
 - 762 Andover
 - 764 Blaine
 - 765 Arden Hills/Shoreview
 - 766 Moundsview/New Brighton, St. Anthony Village
 - 767 Coon Rapids
 - 768 Spring Lake Park/Fridley
 - 769 Anoka
 - 770 Hilltop/Columbia Heights
 - 772 Lexington/Circle Pines
 - 780 Sherburne County
 - 782 Isanti County
 - 783 Cambridge
 - 784 Northern Chisago County
 - 785 Southwestern Wisconsin (Pierce County)
 - 786 West Central Wisconsin (St. Croix County)
 - 787 Eastern Wisconsin (Polk County)

- Division II**
- 600 West St. Paul
 - 602 South St. Paul
 - 604 Mendota-Lilydale-Mendota Hts
 - 605 Sunfish Lake
 - 608 Inver Grove Heights
 - 610 Eagan
 - 612 Burnsville
 - 614 Apple Valley
 - 616 Rosemount
 - 617 Hastings
 - 618 Eastern Dakota County
 - 624 Farmington
 - 626 Lakeville
 - 628 South Dakota County
 - 640 Northern Scott County
 - 645 Southern Scott County
 - 650 LeSueur County
 - 655 Rice County
 - 660 Goodhue County

- Division III**
- 549 Downtown
 - 550 Calhoun/Harriet
 - 551 Cedar/Isles/Loring
 - 552 North
 - 553 Northeast
 - 554 Parkway, West
 - 555 Parkway, Central
 - 556 Parkway, South
 - 557 South
 - 558 South Central
 - 559 Southeast
 - 570 Sibley County
 - 571 Brooklyn Center/Brooklyn Park
 - 572 Wright County
 - 573 Golden Valley/Tyrol Hills
 - 574 Plymouth
 - 575 New Hope/Crystal/Robbinsdale
 - 576 Dayton/Champlin/Maple Grove/Osseo
 - 577 Misc Suburban Northwest
 - 578 Richfield
 - 579 Bloomington East
 - 580 Bloomington West
 - 585 Edina
 - 587 Minnetonka/Hopkins
 - 589 Lake Minnetonka
 - 591 St. Louis Park
 - 592 Eden Prairie
 - 593 Eastern Carver County
 - 594 Western Carver County

DIVISION III

Includes Hennepin, Carver, McLeod, Sibley [and some areas in Wright] counties and the district changes made in 1995.

