**MINNEAPOLIS AREA REALTORS®**
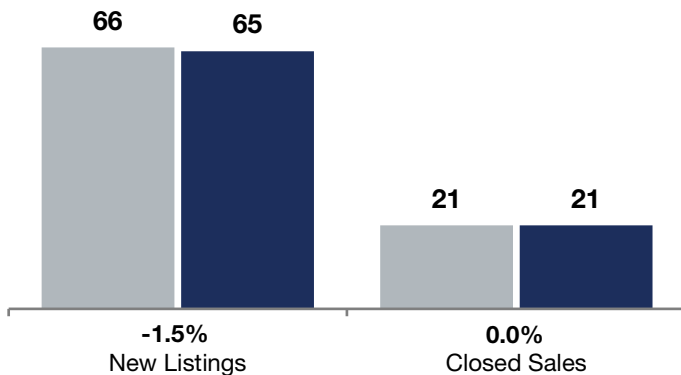
# Minneapolis – Calhoun-Isle

| - 1.5% | 0.0% | + 34.9% |
|---|---|---|
| Change in **New Listings** | Change in **Closed Sales** | Change in **Median Sales Price** |

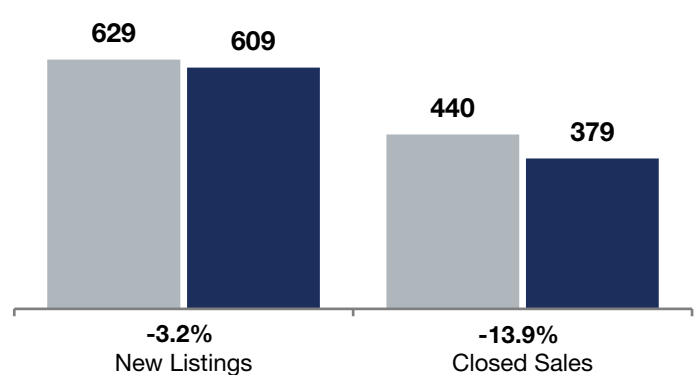| | March | | | Rolling 12 Months | | |
|---|---|---|---|---|---|---|
| | **2023** | **2024** | **+ / –** | **2023** | **2024** | **+ / –** |
| New Listings | 66 | **65** | -1.5% | 629 | **609** | -3.2% |
| Closed Sales | 21 | **21** | 0.0% | 440 | **379** | -13.9% |
| Median Sales Price* | $415,000 | **$560,000** | + 34.9% | $443,500 | **$380,000** | -14.3% |
| Average Sales Price* | $413,536 | **$613,058** | + 48.2% | $553,382 | **$553,033** | -0.1% |
| Price Per Square Foot* | $221 | **$278** | + 25.8% | $263 | **$265** | + 0.9% |
| Percent of Original List Price Received* | 97.4% | **96.2%** | -1.2% | 96.9% | **97.1%** | + 0.2% |
| Days on Market Until Sale | 88 | **71** | -19.3% | 69 | **73** | + 5.8% |
| Inventory of Homes for Sale | 106 | **145** | + 36.8% | -- | -- | -- |
| Months Supply of Inventory | 3.0 | **4.6** | + 53.3% | -- | -- | -- |

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.
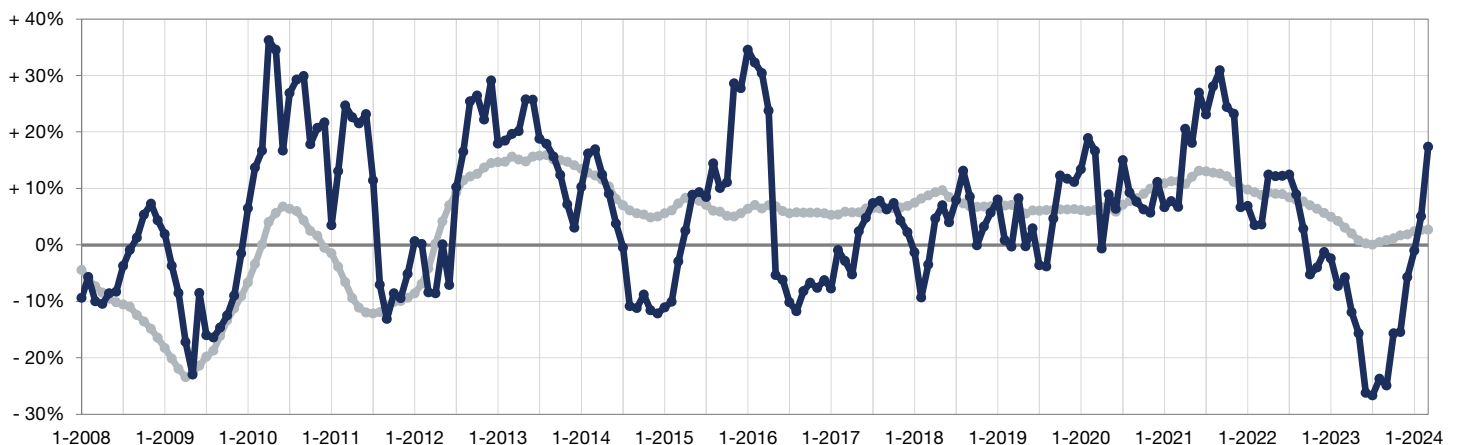
## March
Legend: ■2023 ■2024

- New Listings: 66 (2023), 65 (2024) — -1.5%
- Closed Sales: 21 (2023), 21 (2024) — 0.0%

## Rolling 12 Months
Legend: ■2023 ■2024

- New Listings: 629 (2023), 609 (2024) — -3.2%
- Closed Sales: 440 (2023), 379 (2024) — -13.9%

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

Legend: 16-County Twin Cities Region — Minneapolis – Calhoun-Isle



** 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.

# Neighborhoods of Minneapolis – Calhoun-Isle

## New Listings

|  | 3-2023 | 3-2024 | + / – | Prior Year R12* | Current R12* | + / – |
|---|---|---|---|---|---|---|
| Bryn Mawr | 5 | 5 | 0.0% | 79 | 67 | - 15.2% |
| Cedar-Isles-Dean | 7 | 6 | - 14.3% | 82 | 75 | - 8.5% |
| East Bde Maka Ska | 7 | 8 | + 14.3% | 73 | 61 | - 16.4% |
| East Isles | 11 | 13 | + 18.2% | 67 | 79 | + 17.9% |
| Kenwood | 4 | 6 | + 50.0% | 34 | 35 | + 2.9% |
| Lowry Hill | 9 | 15 | + 66.7% | 80 | 121 | + 51.3% |
| Lowry Hill East | 11 | 9 | - 18.2% | 88 | 82 | - 6.8% |
| South Uptown | 9 | 2 | - 77.8% | 93 | 68 | - 26.9% |
| West Maka Ska | 3 | 7 | + 133.3% | 52 | 57 | + 9.6% |

## Closed Sales

|  | 3-2023 | 3-2024 | + / – | Prior Year R12* | Current R12* | + / – |
|---|---|---|---|---|---|---|
| Bryn Mawr | 1 | 5 | + 400.0% | 76 | 44 | - 42.1% |
| Cedar-Isles-Dean | 2 | 1 | - 50.0% | 56 | 49 | - 12.5% |
| East Bde Maka Ska | 1 | 2 | + 100.0% | 50 | 35 | - 30.0% |
| East Isles | 5 | 3 | - 40.0% | 37 | 49 | + 32.4% |
| Kenwood | 1 | 1 | 0.0% | 32 | 22 | - 31.3% |
| Lowry Hill | 2 | 5 | + 150.0% | 57 | 64 | + 12.3% |
| Lowry Hill East | 6 | 3 | - 50.0% | 55 | 47 | - 14.5% |
| South Uptown | 2 | 1 | - 50.0% | 57 | 48 | - 15.8% |
| West Maka Ska | 2 | 3 | + 50.0% | 32 | 34 | + 6.3% |

## Median Sales Price

|  | 3-2023 | 3-2024 | + / – | Prior Year R12* | Current R12* | + / – |
|---|---|---|---|---|---|---|
| Bryn Mawr | $730,000 | $440,000 | - 39.7% | $488,500 | $522,500 | + 7.0% |
| Cedar-Isles-Dean | $500,000 | $186,200 | - 62.8% | $559,250 | $424,900 | - 24.0% |
| East Bde Maka Ska | $172,000 | $522,500 | + 203.8% | $472,500 | $354,750 | - 24.9% |
| East Isles | $425,000 | $560,000 | + 31.8% | $409,000 | $289,900 | - 29.1% |
| Kenwood | $1,090,000 | $1,075,000 | - 1.4% | $1,095,000 | $1,123,522 | + 2.6% |
| Lowry Hill | $393,925 | $825,000 | + 109.4% | $304,000 | $709,000 | + 133.2% |
| Lowry Hill East | $166,250 | $325,000 | + 95.5% | $353,250 | $290,000 | - 17.9% |
| South Uptown | $475,500 | $405,622 | - 14.7% | $306,000 | $340,000 | + 11.1% |
| West Maka Ska | $246,200 | $273,000 | + 10.9% | $277,000 | $207,000 | - 25.3% |

## Days on Market Until Sale

|  | 3-2023 | 3-2024 | + / – | Prior Year R12* | Current R12* | + / – |
|---|---|---|---|---|---|---|
| Bryn Mawr | 12 | 32 | + 166.7% | 27 | 40 | + 48.1% |
| Cedar-Isles-Dean | 60 | 21 | - 65.0% | 70 | 97 | + 38.6% |
| East Bde Maka Ska | 397 | 118 | - 70.3% | 79 | 91 | + 15.2% |
| East Isles | 37 | 213 | + 475.7% | 75 | 104 | + 38.7% |
| Kenwood | 220 | 166 | - 24.5% | 77 | 67 | - 13.0% |
| Lowry Hill | 100 | 31 | - 69.0% | 114 | 50 | - 56.1% |
| Lowry Hill East | 97 | 39 | - 59.8% | 71 | 88 | + 23.9% |
| South Uptown | 63 | 6 | - 90.5% | 57 | 54 | - 5.3% |
| West Maka Ska | 133 | 146 | + 9.8% | 66 | 80 | + 21.2% |

## Pct. Of Original Price Received

|  | 3-2023 | 3-2024 | + / – | Prior Year R12* | Current R12* | + / – |
|---|---|---|---|---|---|---|
| Bryn Mawr | 96.1% | 100.2% | + 4.3% | 100.0% | 99.5% | - 0.5% |
| Cedar-Isles-Dean | 100.0% | 100.8% | + 0.8% | 96.1% | 95.2% | - 0.9% |
| East Bde Maka Ska | 98.3% | 93.8% | - 4.6% | 95.7% | 96.5% | + 0.8% |
| East Isles | 99.9% | 90.9% | - 9.0% | 95.5% | 95.1% | - 0.4% |
| Kenwood | 90.9% | 79.6% | - 12.4% | 96.7% | 96.1% | - 0.6% |
| Lowry Hill | 96.9% | 97.5% | + 0.6% | 95.1% | 97.4% | + 2.4% |
| Lowry Hill East | 94.8% | 95.4% | + 0.6% | 97.5% | 97.1% | - 0.4% |
| South Uptown | 99.9% | 105.4% | + 5.5% | 96.8% | 99.3% | + 2.6% |
| West Maka Ska | 94.7% | 97.8% | + 3.3% | 97.2% | 96.4% | - 0.8% |

## Inventory / Months Supply

|  | Inventory 3-2023 | Inventory 3-2024 | + / – | Months Supply 3-2023 | Months Supply 3-2024 | + / – |
|---|---|---|---|---|---|---|
| Bryn Mawr | 6 | 8 | + 33.3% | 1.1 | 2.0 | + 81.8% |
| Cedar-Isles-Dean | 15 | 23 | + 53.3% | 3.5 | 5.6 | + 60.0% |
| East Bde Maka Ska | 15 | 14 | - 6.7% | 3.8 | 4.3 | + 13.2% |
| East Isles | 20 | 22 | + 10.0% | 6.2 | 5.6 | - 9.7% |
| Kenwood | 4 | 7 | + 75.0% | 1.4 | 3.7 | + 164.3% |
| Lowry Hill | 15 | 35 | + 133.3% | 3.4 | 6.4 | + 88.2% |
| Lowry Hill East | 16 | 25 | + 56.3% | 3.1 | 6.4 | + 106.5% |
| South Uptown | 10 | 9 | - 10.0% | 2.1 | 2.3 | + 9.5% |
| West Maka Ska | 8 | 16 | + 100.0% | 2.2 | 5.5 | + 150.0% |

\* R12 = Rolling 12 Months. This means 12 months of data, combining the report month's total and the 11 months prior.