

# Minneapolis – Nokomis

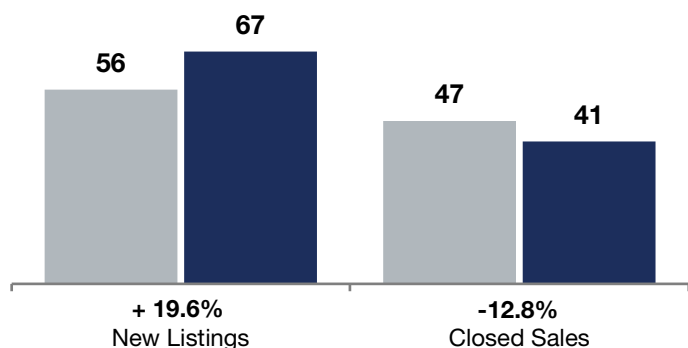
**+ 19.6%****- 12.8%****+ 7.3%**Change in  
New ListingsChange in  
Closed SalesChange in  
Median Sales Price

	March			Rolling 12 Months		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	56	67	+ 19.6%	803	676	-15.8%
Closed Sales	47	41	-12.8%	696	544	-21.8%
Median Sales Price*	\$331,000	<b>\$355,000</b>	+ 7.3%	\$347,000	<b>\$357,200</b>	+ 2.9%
Average Sales Price*	\$348,193	<b>\$391,124</b>	+ 12.3%	\$376,035	<b>\$384,405</b>	+ 2.2%
Price Per Square Foot*	\$235	<b>\$247</b>	+ 5.2%	\$236	<b>\$241</b>	+ 2.1%
Percent of Original List Price Received*	101.4%	<b>100.5%</b>	-0.9%	101.8%	<b>101.6%</b>	-0.2%
Days on Market Until Sale	58	34	-41.4%	27	24	-11.1%
Inventory of Homes for Sale	41	37	-9.8%	--	--	--
Months Supply of Inventory	0.7	0.8	+ 14.3%	--	--	--

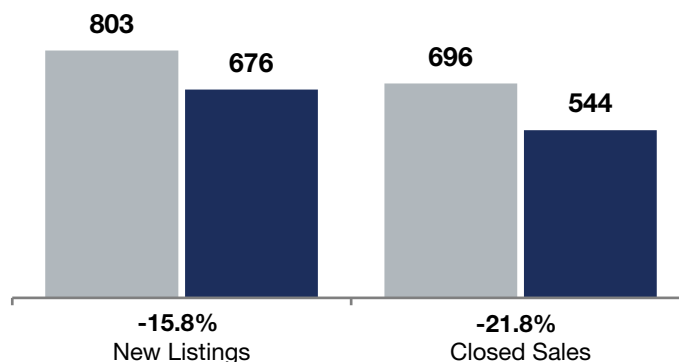
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

**March**

■ 2023 ■ 2024

**Rolling 12 Months**

■ 2023 ■ 2024

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

16-County Twin Cities Region

Minneapolis – Nokomis



\*\* 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.

# Local Market Update – March 2024

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



## Neighborhoods of Minneapolis – Nokomis

### New Listings

	3-2023	3-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Diamond Lake	8	13	+ 62.5%	122	105	- 13.9%
Ericsson	4	7	+ 75.0%	74	57	- 23.0%
Field	5	3	- 40.0%	43	35	- 18.6%
Hale	7	7	0.0%	68	60	- 11.8%
Keewaydin	4	6	+ 50.0%	57	43	- 24.6%
Minnehaha	8	9	+ 12.5%	109	101	- 7.3%
Morris Park	2	4	+ 100.0%	68	74	+ 8.8%
Northrop	4	6	+ 50.0%	92	79	- 14.1%
Page	1	3	+ 200.0%	38	24	- 36.8%
Regina	4	4	0.0%	50	40	- 20.0%
Wenonah	9	5	- 44.4%	82	58	- 29.3%

### Closed Sales

	3-2023	3-2024	+ / -	Prior Year R12*	Current R12*	+ / -
	5	5	0.0%	98	81	- 17.3%
	7	3	- 57.1%	69	44	- 36.2%
	2	6	+ 200.0%	31	32	+ 3.2%
	1	5	+ 400.0%	55	49	- 10.9%
	1	3	+ 200.0%	60	38	- 36.7%
	8	3	- 62.5%	97	77	- 20.6%
	8	5	- 37.5%	67	66	- 1.5%
	7	3	- 57.1%	75	62	- 17.3%
	1	1	0.0%	26	13	- 50.0%
	2	2	0.0%	53	32	- 39.6%
	5	5	0.0%	65	50	- 23.1%

### Median Sales Price

	3-2023	3-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Diamond Lake	\$331,000	\$445,000	+ 34.4%	\$405,500	\$395,000	- 2.6%
Ericsson	\$375,000	\$278,250	- 25.8%	\$371,013	\$325,000	- 12.4%
Field	\$389,000	\$478,000	+ 22.9%	\$360,000	\$400,750	+ 11.3%
Hale	\$380,000	\$555,000	+ 46.1%	\$478,750	\$515,000	+ 7.6%
Keewaydin	\$285,000	\$314,000	+ 10.2%	\$367,500	\$389,950	+ 6.1%
Minnehaha	\$337,775	\$275,000	- 18.6%	\$320,000	\$345,000	+ 7.8%
Morris Park	\$302,000	\$295,000	- 2.3%	\$299,900	\$300,000	+ 0.0%
Northrop	\$420,000	\$365,000	- 13.1%	\$355,000	\$382,500	+ 7.7%
Page	\$277,000	\$297,000	+ 7.2%	\$539,500	\$460,000	- 14.7%
Regina	\$226,250	\$330,750	+ 46.2%	\$325,000	\$307,500	- 5.4%
Wenonah	\$335,700	\$340,000	+ 1.3%	\$320,000	\$317,000	- 0.9%

### Days on Market Until Sale

	3-2023	3-2024	+ / -	Prior Year R12*	Current R12*	+ / -
	131	15	- 88.5%	35	23	- 34.3%
	54	15	- 72.2%	21	23	+ 9.5%
	7	25	+ 257.1%	28	31	+ 10.7%
	3	7	+ 133.3%	24	29	+ 20.8%
	30	42	+ 40.0%	19	16	- 15.8%
	30	52	+ 73.3%	32	34	+ 6.3%
	76	32	- 57.9%	31	24	- 22.6%
	34	76	+ 123.5%	20	20	0.0%
	211	35	- 83.4%	30	10	- 66.7%
	32	7	- 78.1%	25	17	- 32.0%
	57	72	+ 26.3%	28	24	- 14.3%

### Pct. Of Original Price Received

	3-2023	3-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Diamond Lake	100.1%	102.1%	+ 2.0%	101.2%	102.5%	+ 1.3%
Ericsson	107.2%	104.8%	- 2.2%	104.6%	100.3%	- 4.1%
Field	101.9%	99.5%	- 2.4%	100.2%	100.6%	+ 0.4%
Hale	104.1%	104.9%	+ 0.8%	103.0%	100.7%	- 2.2%
Keewaydin	95.0%	96.2%	+ 1.3%	104.2%	102.9%	- 1.2%
Minnehaha	101.0%	98.3%	- 2.7%	100.5%	101.7%	+ 1.2%
Morris Park	99.4%	103.8%	+ 4.4%	100.9%	101.6%	+ 0.7%
Northrop	102.4%	97.4%	- 4.9%	102.3%	101.8%	- 0.5%
Page	93.9%	91.4%	- 2.7%	100.4%	99.7%	- 0.7%
Regina	98.8%	106.8%	+ 8.1%	101.2%	102.4%	+ 1.2%
Wenonah	100.4%	95.1%	- 5.3%	101.0%	101.4%	+ 0.4%

### Inventory

	3-2023	3-2024	+ / -	3-2023	3-2024	+ / -
	4	8	+ 100.0%	0.5	1.1	+ 120.0%
	1	4	+ 300.0%	0.2	1.1	+ 450.0%
	4	3	- 25.0%	1.7	0.8	- 52.9%
	5	1	- 80.0%	1.1	0.2	- 81.8%
	2	3	+ 50.0%	0.5	0.8	+ 60.0%
	7	5	- 28.6%	0.9	0.8	- 11.1%
	2	2	0.0%	0.4	0.4	0.0%
	3	3	0.0%	0.5	0.6	+ 20.0%
	2	2	0.0%	0.8	1.1	+ 37.5%
	3	4	+ 33.3%	0.8	1.4	+ 75.0%
	8	2	- 75.0%	1.5	0.5	- 66.7%

### Months Supply

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