

# Minneapolis

**+ 2.1%**

Change in  
New Listings

**+ 1.8%**

Change in  
Closed Sales

**+ 6.1%**

Change in  
Median Sales Price

	July			Rolling 12 Months		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	481	491	+ 2.1%	5,729	5,875	+ 2.5%
Closed Sales	436	444	+ 1.8%	4,485	4,227	-5.8%
Median Sales Price*	\$330,000	<b>\$350,000</b>	+ 6.1%	\$315,000	<b>\$325,000</b>	+ 3.2%
Average Sales Price*	\$406,944	<b>\$416,884</b>	+ 2.4%	\$380,616	<b>\$403,218</b>	+ 5.9%
Price Per Square Foot*	\$254	<b>\$249</b>	-2.0%	\$236	<b>\$241</b>	+ 1.9%
Percent of Original List Price Received*	101.1%	<b>99.6%</b>	-1.5%	98.6%	<b>98.8%</b>	+ 0.2%
Days on Market Until Sale	39	41	+ 5.1%	51	49	-3.9%
Inventory of Homes for Sale	786	898	+ 14.2%	--	--	--
Months Supply of Inventory	2.1	2.6	+ 23.8%	--	--	--

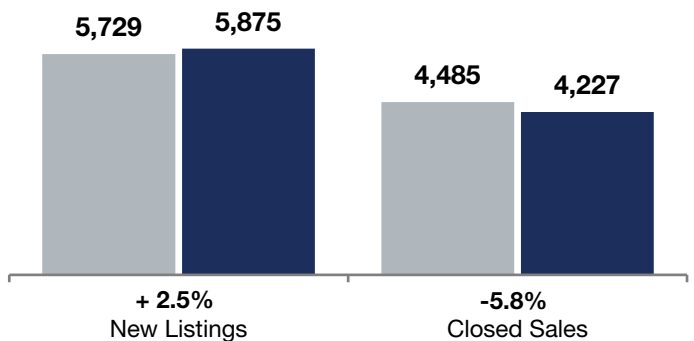
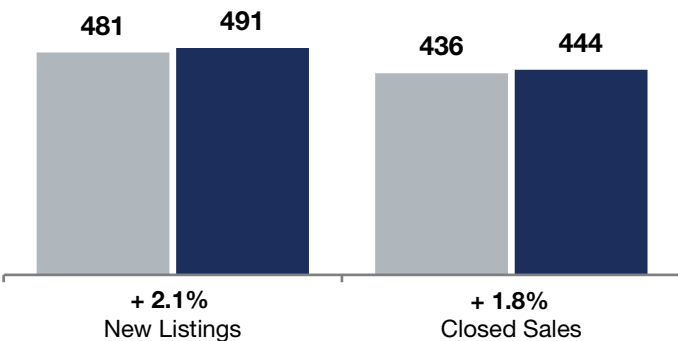
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## July

■ 2023 ■ 2024

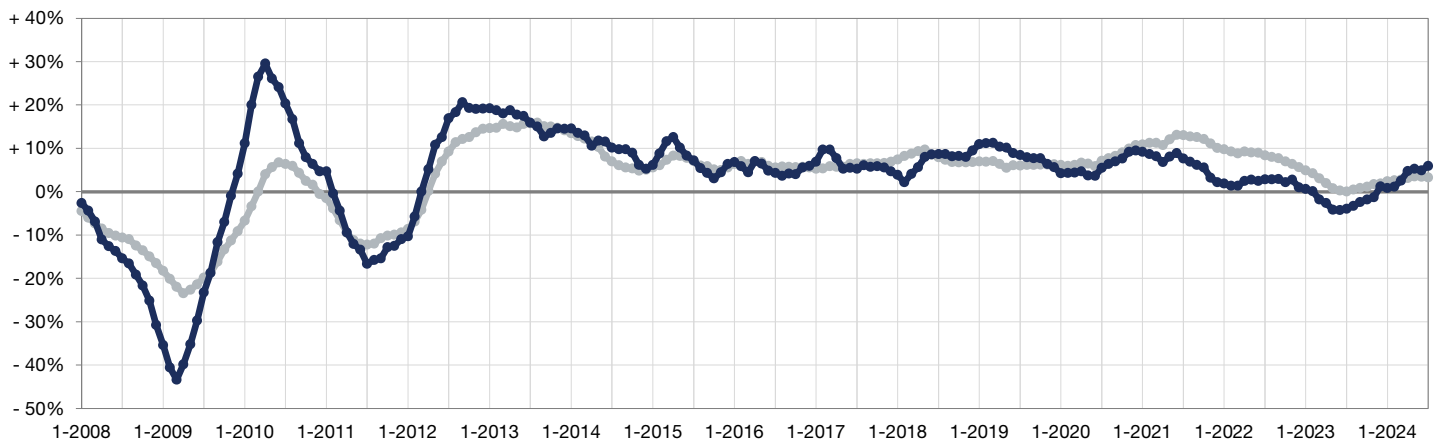
## Rolling 12 Months

■ 2023 ■ 2024



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

16-County Twin Cities Region —  
 Minneapolis —



\*\* 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 – July 2024

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



## New Listings

	7-2023	7-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Minneapolis – Calhoun-Isle	47	61	+ 29.8%	559	636	+ 13.8%
Minneapolis – Camden	54	56	+ 3.7%	619	675	+ 9.0%
Minneapolis – Central	74	74	0.0%	887	848	- 4.4%
Minneapolis – Longfellow	29	33	+ 13.8%	374	365	- 2.4%
Minneapolis – Near North	28	36	+ 28.6%	369	430	+ 16.5%
Minneapolis – Nokomis	46	54	+ 17.4%	661	667	+ 0.9%
Minneapolis – Northeast	42	27	- 35.7%	426	395	- 7.3%
Minneapolis – Phillips	3	3	0.0%	64	75	+ 17.2%
Minneapolis – Powderhorn	43	43	0.0%	571	536	- 6.1%
Minneapolis – Southwest	80	68	- 15.0%	819	899	+ 9.8%
Minneapolis – University	24	25	+ 4.2%	256	217	- 15.2%

## Closed Sales

	7-2023	7-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Minneapolis – Calhoun-Isle	38	42	+ 10.5%	403	363	- 9.9%
Minneapolis – Camden	41	55	+ 34.1%	549	549	0.0%
Minneapolis – Central	46	56	+ 21.7%	513	508	- 1.0%
Minneapolis – Longfellow	40	34	- 15.0%	327	290	- 11.3%
Minneapolis – Near North	16	33	+ 106.3%	252	320	+ 27.0%
Minneapolis – Nokomis	70	60	- 14.3%	614	529	- 13.8%
Minneapolis – Northeast	39	39	0.0%	398	323	- 18.8%
Minneapolis – Phillips	5	0	- 100.0%	44	33	- 25.0%
Minneapolis – Powderhorn	42	42	0.0%	449	400	- 10.9%
Minneapolis – Southwest	75	65	- 13.3%	670	706	+ 5.4%
Minneapolis – University	16	12	- 25.0%	180	143	- 20.6%

## Median Sales Price

	7-2023	7-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Minneapolis – Calhoun-Isle	\$337,500	\$372,500	+ 10.4%	\$385,000	\$435,000	+ 13.0%
Minneapolis – Camden	\$240,000	\$255,000	+ 6.3%	\$225,000	\$222,250	- 1.2%
Minneapolis – Central	\$342,500	\$412,750	+ 20.5%	\$320,000	\$350,000	+ 9.4%
Minneapolis – Longfellow	\$357,500	\$362,250	+ 1.3%	\$347,500	\$325,000	- 6.5%
Minneapolis – Near North	\$231,000	\$225,000	- 2.6%	\$225,000	\$227,000	+ 0.9%
Minneapolis – Nokomis	\$355,500	\$385,750	+ 8.5%	\$345,000	\$365,000	+ 5.8%
Minneapolis – Northeast	\$335,000	\$351,000	+ 4.8%	\$325,000	\$340,000	+ 4.6%
Minneapolis – Phillips	\$260,000	\$0	- 100.0%	\$214,120	\$225,000	+ 5.1%
Minneapolis – Powderhorn	\$301,500	\$302,500	+ 0.3%	\$287,000	\$290,000	+ 1.0%
Minneapolis – Southwest	\$500,000	\$555,000	+ 11.0%	\$463,250	\$500,000	+ 7.9%
Minneapolis – University	\$276,500	\$376,000	+ 36.0%	\$300,000	\$349,001	+ 16.3%

## Days on Market Until Sale

	7-2023	7-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Minneapolis – Calhoun-Isle	56	72	+ 28.6%	74	71	- 4.1%
Minneapolis – Camden	24	44	+ 83.3%	38	41	+ 7.9%
Minneapolis – Central	88	66	- 25.0%	110	108	- 1.8%
Minneapolis – Longfellow	25	27	+ 8.0%	33	28	- 15.2%
Minneapolis – Near North	38	37	- 2.6%	57	60	+ 5.3%
Minneapolis – Nokomis	16	20	+ 25.0%	30	26	- 13.3%
Minneapolis – Northeast	20	17	- 15.0%	27	25	- 7.4%
Minneapolis – Phillips	26	0	- 100.0%	82	102	+ 24.4%
Minneapolis – Powderhorn	45	35	- 22.2%	48	38	- 20.8%
Minneapolis – Southwest	31	35	+ 12.9%	36	36	0.0%
Minneapolis – University	93	28	- 69.9%	74	61	- 17.6%

## Pct. Of Original Price Received

	7-2023	7-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Minneapolis – Calhoun-Isle	97.1%	96.5%	- 0.6%	96.1%	96.7%	+ 0.6%
Minneapolis – Camden	105.9%	99.7%	- 5.9%	100.0%	98.7%	- 1.3%
Minneapolis – Central	95.2%	96.0%	+ 0.8%	94.9%	95.4%	+ 0.5%
Minneapolis – Longfellow	103.9%	99.8%	- 3.9%	101.0%	101.7%	+ 0.7%
Minneapolis – Near North	103.5%	97.9%	- 5.4%	98.1%	96.8%	- 1.3%
Minneapolis – Nokomis	103.3%	103.3%	0.0%	100.6%	101.0%	+ 0.4%
Minneapolis – Northeast	103.8%	102.3%	- 1.4%	100.5%	101.2%	+ 0.7%
Minneapolis – Phillips	101.1%	0.0%	- 100.0%	95.3%	98.5%	+ 3.4%
Minneapolis – Powderhorn	102.9%	99.7%	- 3.1%	98.6%	99.8%	+ 1.2%
Minneapolis – Southwest	99.2%	100.1%	+ 0.9%	98.9%	99.0%	+ 0.1%
Minneapolis – University	97.7%	100.4%	+ 2.8%	95.8%	97.5%	+ 1.8%

## Inventory

	7-2023	7-2024	+ / -
Minneapolis – Calhoun-Isle	114	147	+ 28.9%
Minneapolis – Camden	54	63	+ 16.7%
Minneapolis – Central	235	235	0.0%
Minneapolis – Longfellow	28	30	+ 7.1%
Minneapolis – Near North	40	55	+ 37.5%
Minneapolis – Nokomis	48	55	+ 14.6%
Minneapolis – Northeast	32	32	0.0%
Minneapolis – Phillips	13	24	+ 84.6%
Minneapolis – Powderhorn	58	70	+ 20.7%
Minneapolis – Southwest	109	94	- 13.8%
Minneapolis – University	36	56	+ 55.6%

## Months Supply

	7-2023	7-2024	+ / -
Minneapolis – Calhoun-Isle	3.3	5.1	+ 54.5%
Minneapolis – Camden	1.2	1.4	+ 16.7%
Minneapolis – Central	5.5	5.8	+ 5.5%
Minneapolis – Longfellow	1.1	1.2	+ 9.1%
Minneapolis – Near North	1.9	2.1	+ 10.5%
Minneapolis – Nokomis	1.0	1.3	+ 30.0%
Minneapolis – Northeast	1.0	1.2	+ 20.0%
Minneapolis – Phillips	3.5	9.0	+ 157.1%
Minneapolis – Powderhorn	1.6	2.1	+ 31.3%
Minneapolis – Southwest	2.0	1.6	- 20.0%
Minneapolis – University	2.3	4.9	+ 113.0%

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