

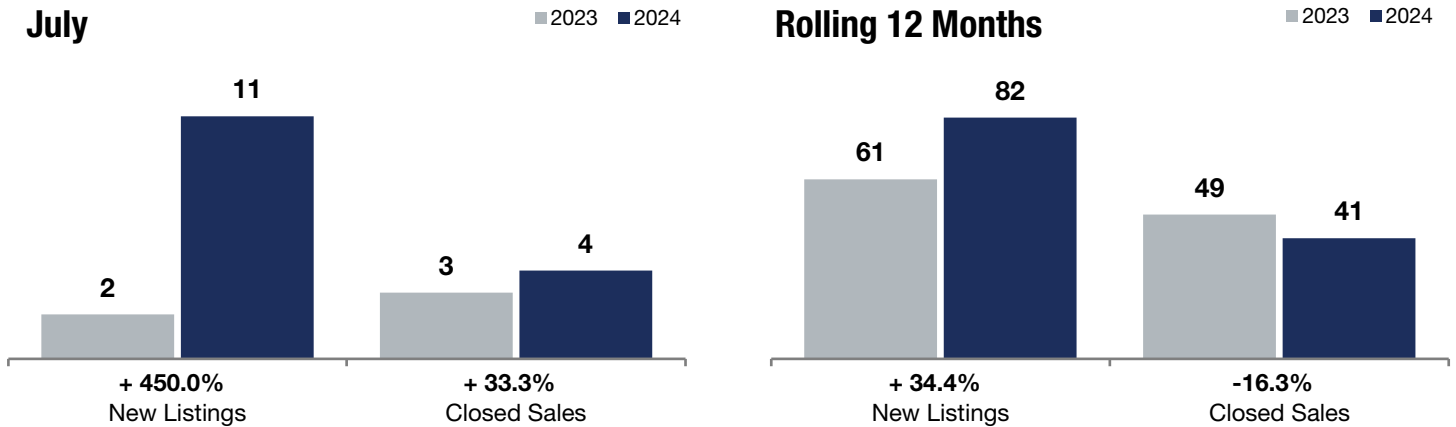
# Nicollet Island - East Bank

**+ 450.0%**      **+ 33.3%**      **+ 100.6%**

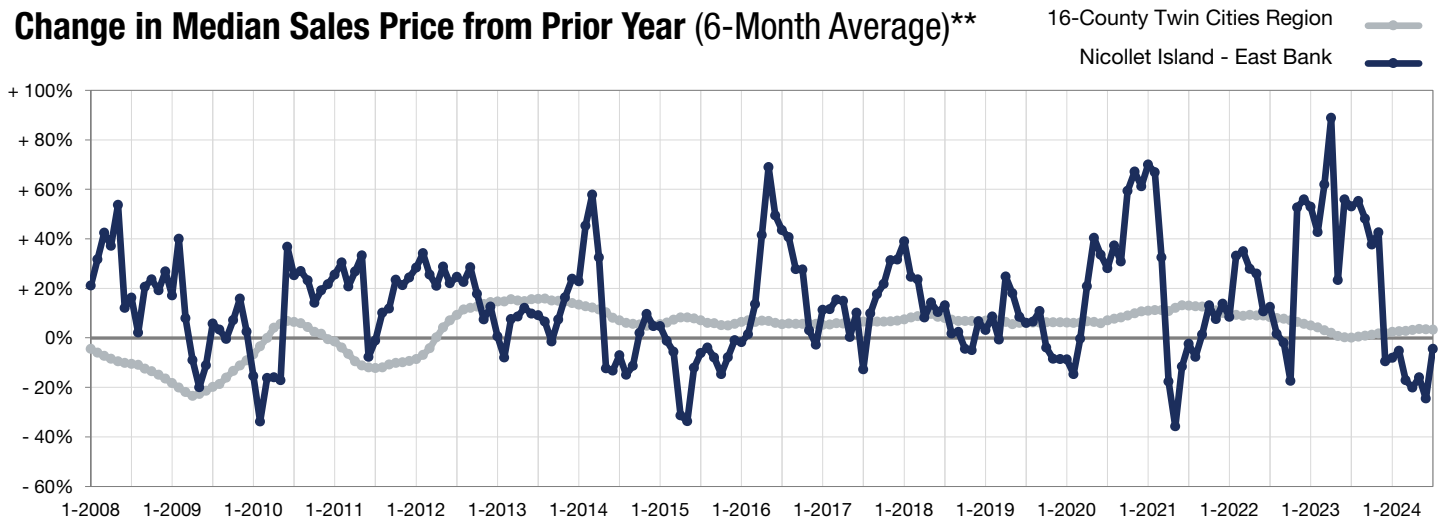
Change in New Listings      Change in Closed Sales      Change in Median Sales Price

	July			Rolling 12 Months		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	2	11	+ 450.0%	61	82	+ 34.4%
Closed Sales	3	4	+ 33.3%	49	41	-16.3%
Median Sales Price*	\$350,000	<b>\$702,000</b>	+ 100.6%	\$416,500	<b>\$359,900</b>	-13.6%
Average Sales Price*	\$464,967	<b>\$722,000</b>	+ 55.3%	\$512,831	<b>\$497,415</b>	-3.0%
Price Per Square Foot*	\$353	<b>\$358</b>	+ 1.3%	\$327	<b>\$332</b>	+ 1.4%
Percent of Original List Price Received*	98.6%	<b>103.8%</b>	+ 5.3%	96.3%	<b>99.3%</b>	+ 3.1%
Days on Market Until Sale	60	<b>36</b>	-40.0%	88	<b>45</b>	-48.9%
Inventory of Homes for Sale	5	<b>21</b>	+ 320.0%	--	--	--
Months Supply of Inventory	1.3	<b>5.5</b>	+ 323.1%	--	--	--

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



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



\*\* 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.