

0.0%

- 50.0%

+ 47.2%

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

# Marshall Terrace

## February

## Rolling 12 Months

	2024	2025	+ / -	2024	2025	+ / -
New Listings	1	1	0.0%	20	12	-40.0%
Closed Sales	2	1	-50.0%	14	11	-21.4%
Median Sales Price*	\$180,750	<b>\$266,000</b>	+ 47.2%	\$302,500	<b>\$313,500</b>	+ 3.6%
Average Sales Price*	\$180,750	<b>\$266,000</b>	+ 47.2%	\$294,964	<b>\$330,400</b>	+ 12.0%
Price Per Square Foot*	\$153	<b>\$239</b>	+ 56.4%	\$201	<b>\$212</b>	+ 5.3%
Percent of Original List Price Received*	109.4%	<b>102.3%</b>	-6.5%	101.8%	<b>100.6%</b>	-1.2%
Days on Market Until Sale	2	<b>16</b>	+ 700.0%	48	<b>29</b>	-39.6%
Inventory of Homes for Sale	1	<b>2</b>	+ 100.0%	--	--	--
Months Supply of Inventory	0.6	<b>1.6</b>	+ 166.7%	--	--	--

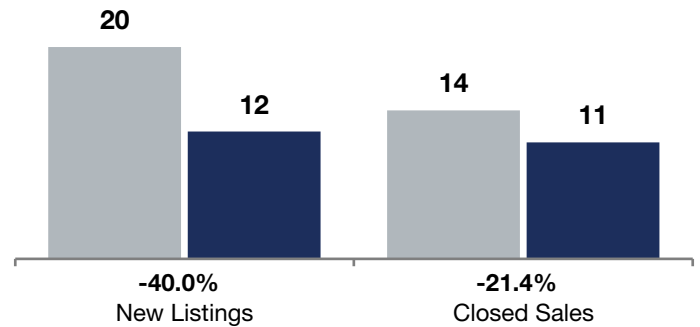
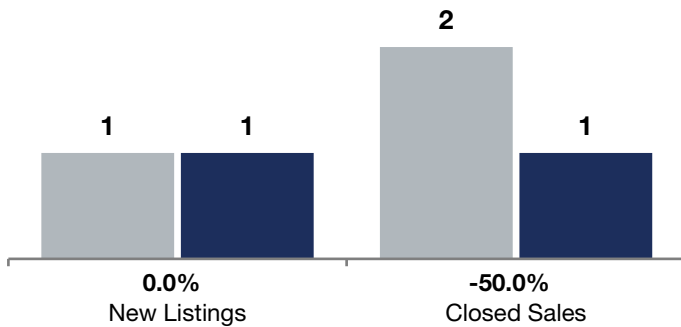
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### February

■ 2024 ■ 2025

### Rolling 12 Months

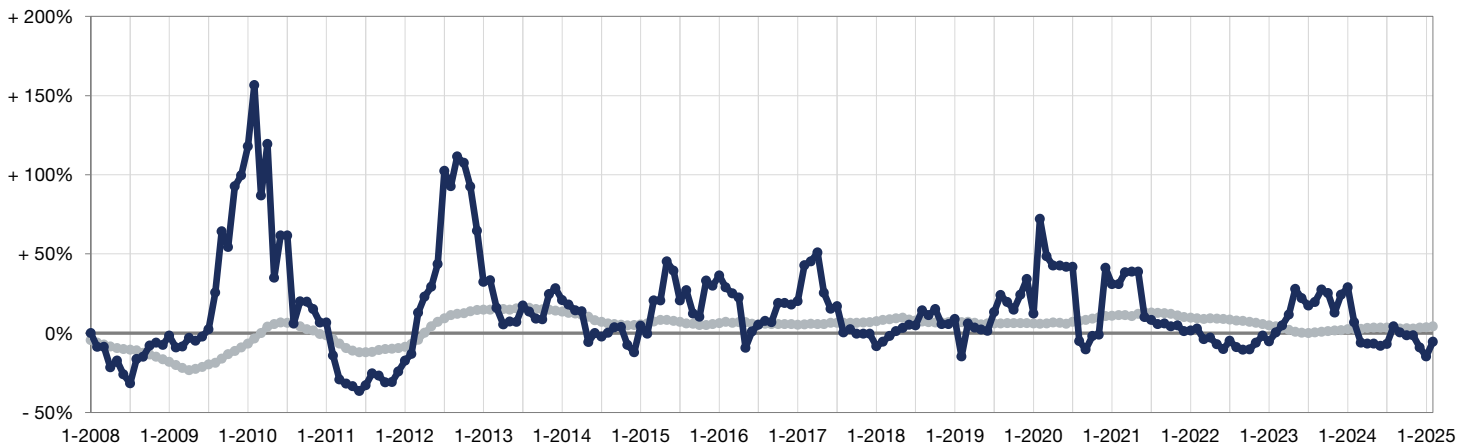
■ 2024 ■ 2025



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

16-County Twin Cities Region

Marshall Terrace



\*\* 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.