

# Minneapolis – Near North

**- 43.2%**

Change in  
New Listings

**- 33.3%**

Change in  
Closed Sales

**- 30.4%**

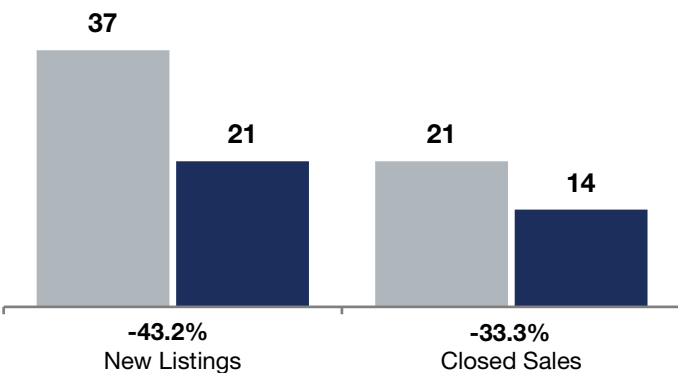
Change in  
Median Sales Price

	February			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	37	21	-43.2%	416	378	-9.1%
Closed Sales	21	14	-33.3%	278	328	+ 18.0%
Median Sales Price*	\$280,000	<b>\$195,000</b>	-30.4%	\$225,000	<b>\$235,000</b>	+ 4.4%
Average Sales Price*	\$256,262	<b>\$211,939</b>	-17.3%	\$232,591	<b>\$239,524</b>	+ 3.0%
Price Per Square Foot*	\$142	<b>\$136</b>	-4.2%	\$149	<b>\$151</b>	+ 1.7%
Percent of Original List Price Received*	95.9%	<b>93.7%</b>	-2.3%	97.3%	<b>98.5%</b>	+ 1.2%
Days on Market Until Sale	63	75	+ 19.0%	53	63	+ 18.9%
Inventory of Homes for Sale	75	44	-41.3%	--	--	--
Months Supply of Inventory	3.2	1.7	-46.9%	--	--	--

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

## February

■ 2024 ■ 2025



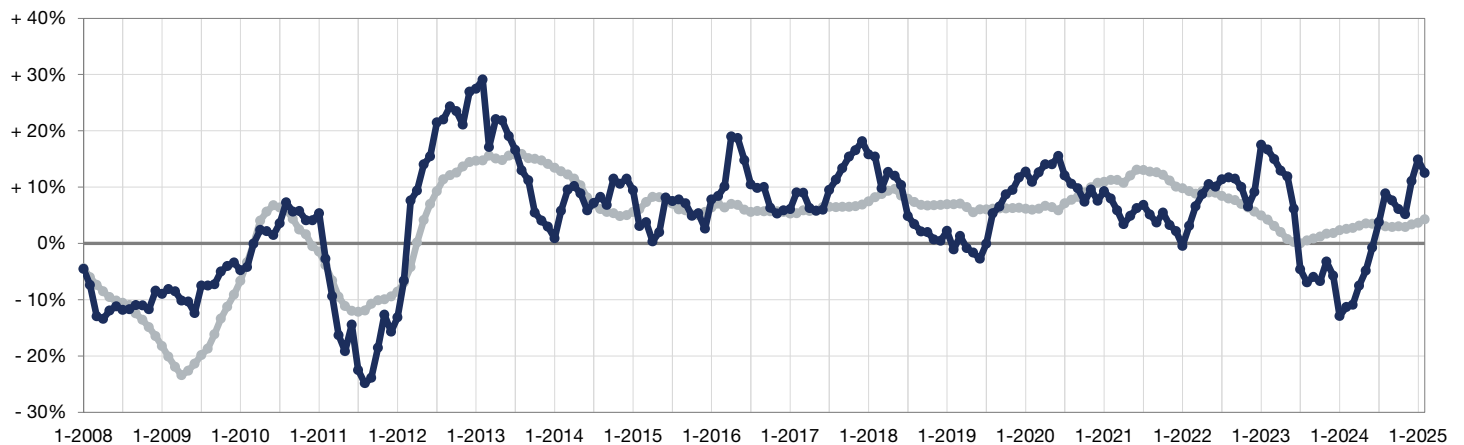
## Rolling 12 Months

■ 2024 ■ 2025



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

16-County Twin Cities Region —  
Minneapolis – Near North —



\*\* 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 – Near North

### New Listings

	2-2024	2-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	3	4	+ 33.3%	17	40	+ 135.3%
Hawthorne	3	3	0.0%	73	70	- 4.1%
Jordan Nbhd	15	12	- 20.0%	158	133	- 15.8%
Near North	6	0	- 100.0%	41	39	- 4.9%
Sumner-Glenwood	3	1	- 66.7%	19	18	- 5.3%
Willard-Hay	10	2	- 80.0%	127	96	- 24.4%

### Closed Sales

	2-2024	2-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	0	1	--	10	24	+ 140.0%
Hawthorne	4	3	- 25.0%	51	60	+ 17.6%
Jordan Nbhd	7	7	0.0%	103	106	+ 2.9%
Near North	3	1	- 66.7%	31	43	+ 38.7%
Sumner-Glenwood	0	0	--	8	7	- 12.5%
Willard-Hay	7	2	- 71.4%	83	95	+ 14.5%

### Median Sales Price

	2-2024	2-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	\$0	\$175,000	--	\$266,950	\$224,000	- 16.1%
Hawthorne	\$292,550	\$187,500	- 35.9%	\$210,000	\$245,000	+ 16.7%
Jordan Nbhd	\$200,000	\$225,000	+ 12.5%	\$217,000	\$212,450	- 2.1%
Near North	\$290,000	\$175,000	- 39.7%	\$289,900	\$249,900	- 13.8%
Sumner-Glenwood	\$0	\$0	--	\$330,000	\$355,000	+ 7.6%
Willard-Hay	\$320,000	\$195,000	- 39.1%	\$223,900	\$253,000	+ 13.0%

### Days on Market Until Sale

	2-2024	2-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	0	159	--	58	64	+ 10.3%
Hawthorne	26	66	+ 153.8%	51	75	+ 47.1%
Jordan Nbhd	78	52	- 33.3%	66	64	- 3.0%
Near North	92	51	- 44.6%	50	50	0.0%
Sumner-Glenwood	0	0	--	81	218	+ 169.1%
Willard-Hay	55	138	+ 150.9%	38	58	+ 52.6%

### Pct. Of Original Price Received

	2-2024	2-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	0.0%	89.7%	--	98.0%	96.2%	- 1.8%
Hawthorne	101.2%	98.1%	- 3.1%	97.3%	99.7%	+ 2.5%
Jordan Nbhd	93.0%	97.1%	+ 4.4%	96.4%	97.5%	+ 1.1%
Near North	90.1%	100.0%	+ 11.0%	98.9%	101.2%	+ 2.3%
Sumner-Glenwood	0.0%	0.0%	--	97.4%	97.4%	0.0%
Willard-Hay	98.3%	73.6%	- 25.1%	97.8%	98.3%	+ 0.5%

### Inventory

	2-2024	2-2025	+ / -	2-2024	2-2025	+ / -
Harrison	3	6	+ 100.0%	2.5	2.6	+ 4.0%
Hawthorne	11	11	0.0%	2.4	2.5	+ 4.2%
Jordan Nbhd	30	20	- 33.3%	3.4	2.3	- 32.4%
Near North	8	1	- 87.5%	2.8	0.3	- 89.3%
Sumner-Glenwood	6	1	- 83.3%	3.4	0.7	- 79.4%
Willard-Hay	23	6	- 73.9%	3.5	0.7	- 80.0%

### Months Supply

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