

Local Market Update – May 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



Monticello

+ 11.1%

+ 50.0%

- 5.6%

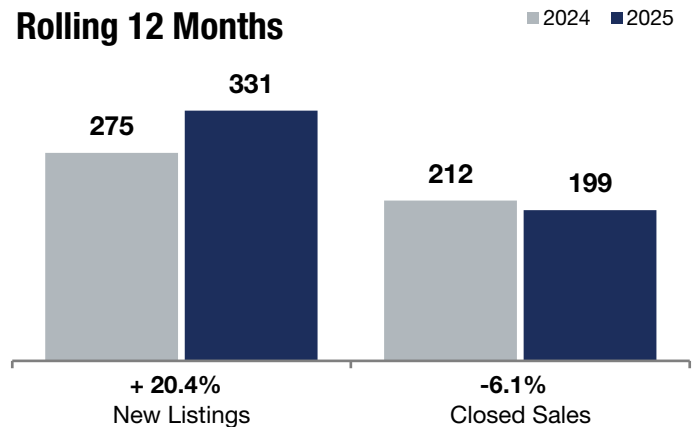
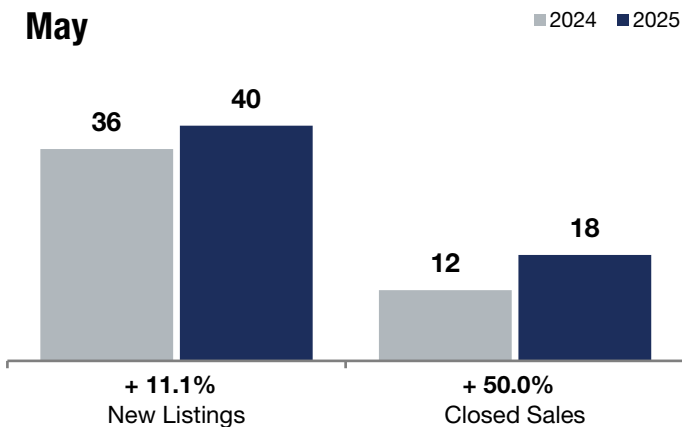
Change in
New Listings

Change in
Closed Sales

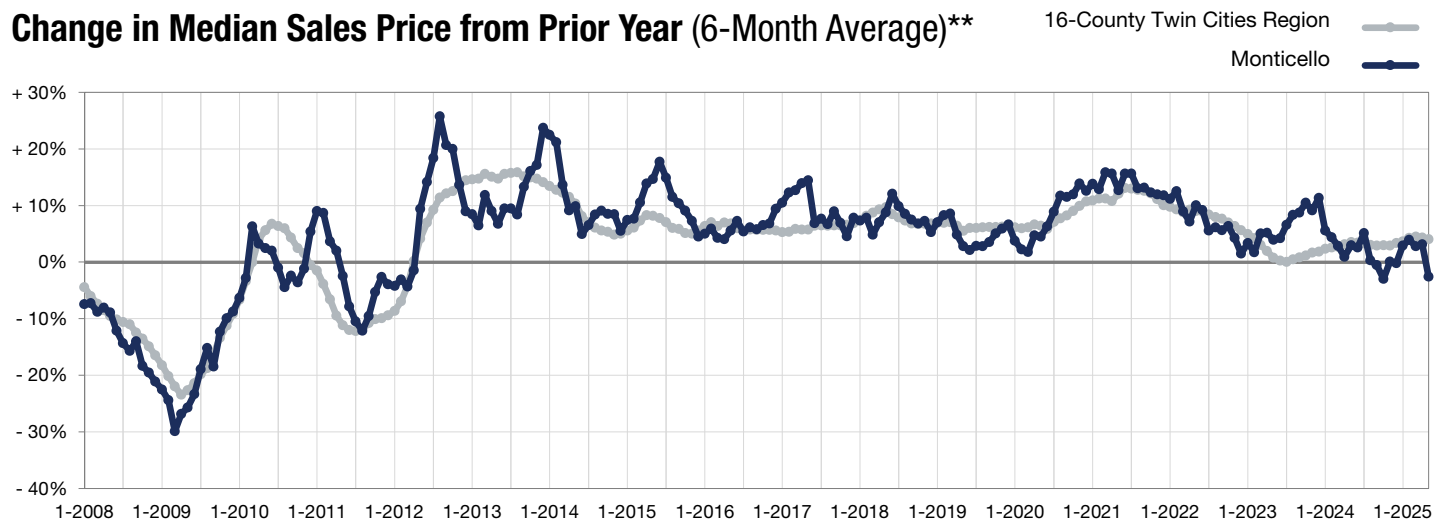
Change in
Median Sales Price

	May			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	36	40	+ 11.1%	275	331	+ 20.4%
Closed Sales	12	18	+ 50.0%	212	199	-6.1%
Median Sales Price*	\$339,938	\$321,000	-5.6%	\$340,000	\$337,000	-0.9%
Average Sales Price*	\$360,319	\$344,967	-4.3%	\$365,158	\$365,005	-0.0%
Price Per Square Foot*	\$172	\$169	-1.7%	\$192	\$191	-0.1%
Percent of Original List Price Received*	99.5%	99.5%	0.0%	99.1%	98.5%	-0.6%
Days on Market Until Sale	32	54	+ 68.8%	51	47	-7.8%
Inventory of Homes for Sale	40	48	+ 20.0%	--	--	--
Months Supply of Inventory	2.3	3.0	+ 30.4%	--	--	--

* 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.