

Local Market Update – May 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



North Oaks

- 50.0%

+ 14.3%

+ 11.6%

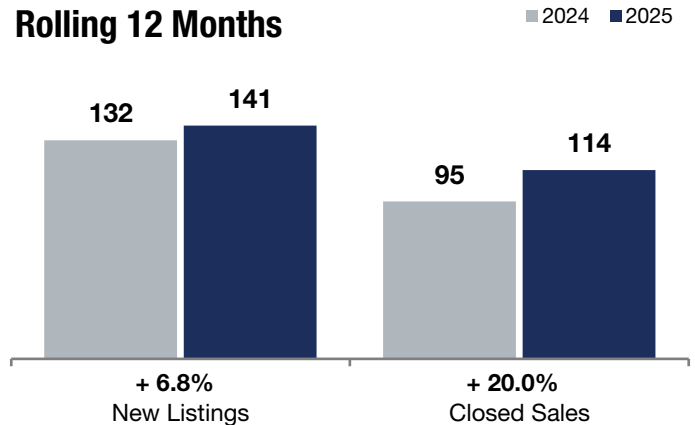
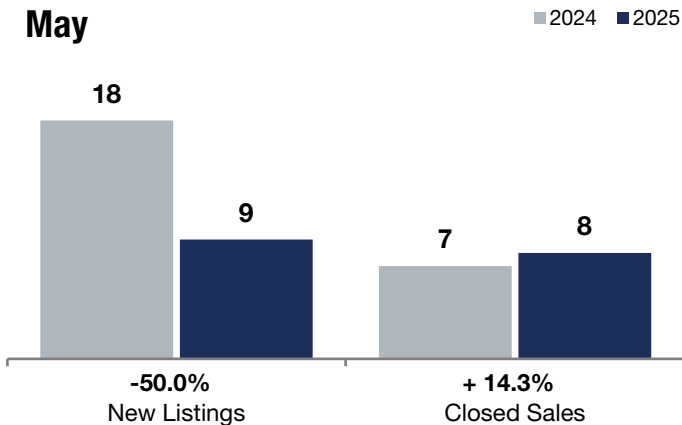
Change in
New Listings

Change in
Closed Sales

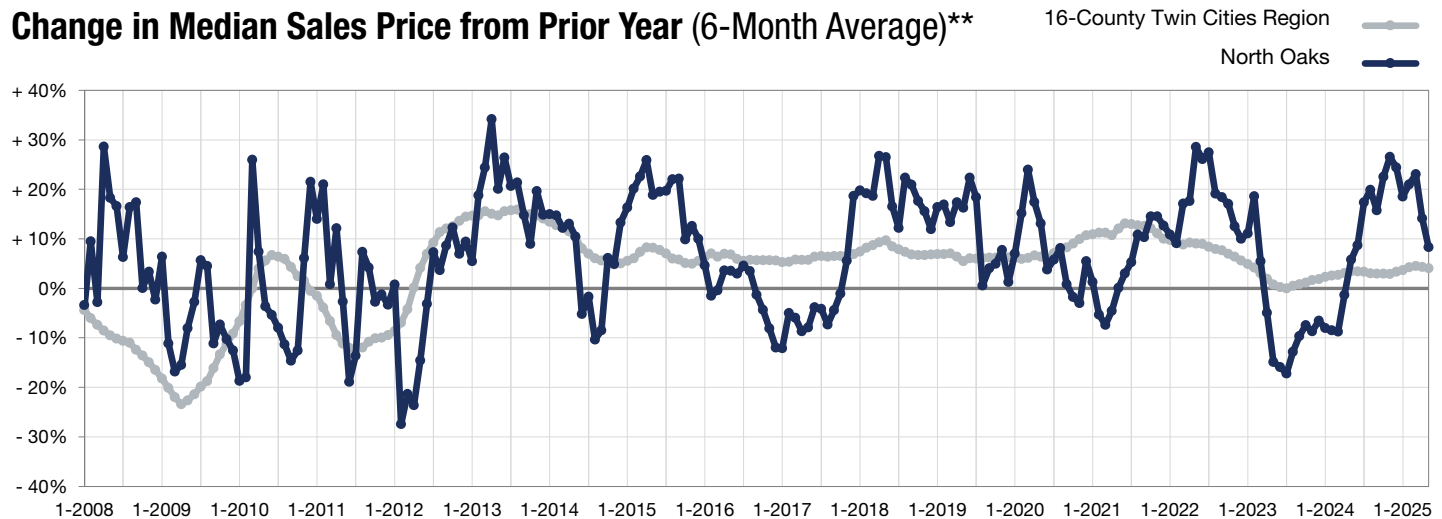
Change in
Median Sales Price

| | May | | | Rolling 12 Months | | |
|--|-------------|--------------------|---------|-------------------|--------------------|---------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| New Listings | 18 | 9 | -50.0% | 132 | 141 | + 6.8% |
| Closed Sales | 7 | 8 | + 14.3% | 95 | 114 | + 20.0% |
| Median Sales Price* | \$907,068 | \$1,012,500 | + 11.6% | \$837,104 | \$1,110,612 | + 32.7% |
| Average Sales Price* | \$1,197,903 | \$1,099,635 | -8.2% | \$1,018,650 | \$1,152,414 | + 13.1% |
| Price Per Square Foot* | \$248 | \$275 | + 10.7% | \$303 | \$282 | -6.9% |
| Percent of Original List Price Received* | 98.5% | 96.9% | -1.6% | 98.0% | 96.1% | -1.9% |
| Days on Market Until Sale | 132 | 151 | + 14.4% | 48 | 75 | + 56.3% |
| Inventory of Homes for Sale | 36 | 27 | -25.0% | -- | -- | -- |
| Months Supply of Inventory | 4.5 | 2.9 | -35.6% | -- | -- | -- |

* 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.