

# Local Market Update – May 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



**+ 111.1%**

**- 5.3%**

**- 1.0%**

Change in  
New Listings

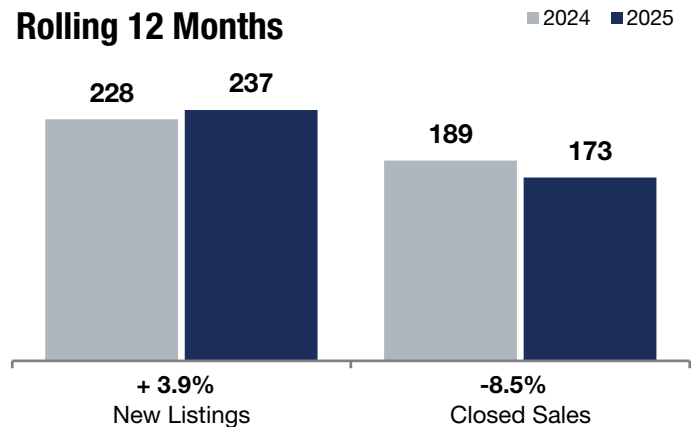
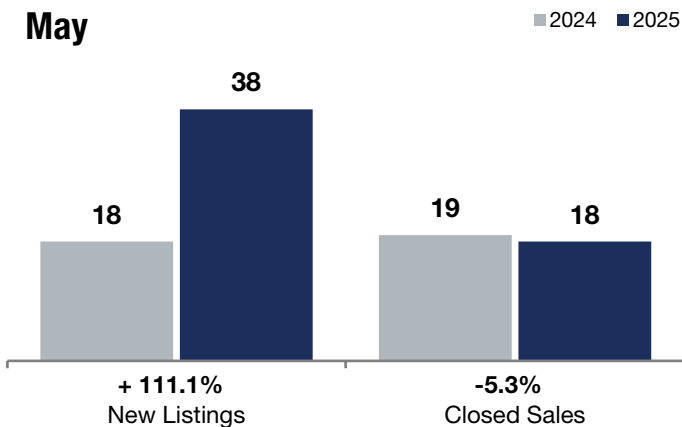
Change in  
Closed Sales

Change in  
Median Sales Price

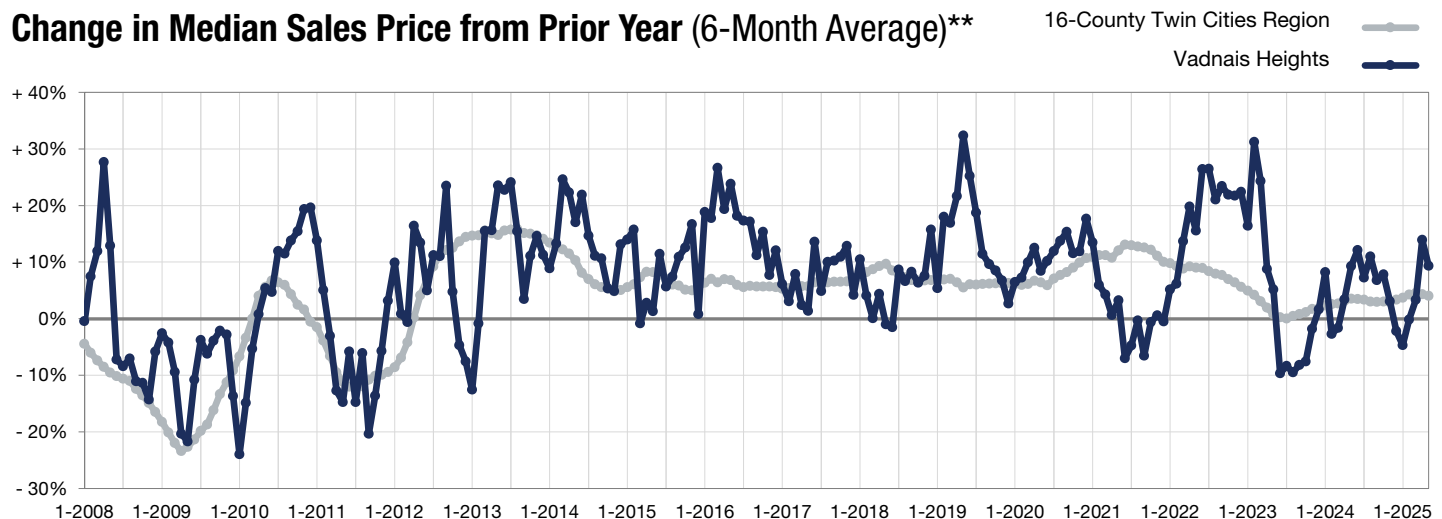
## Vadnais Heights

	May			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	18	38	+ 111.1%	228	237	+ 3.9%
Closed Sales	19	18	-5.3%	189	173	-8.5%
Median Sales Price*	\$430,000	<b>\$425,500</b>	-1.0%	\$359,000	<b>\$370,000</b>	+ 3.1%
Average Sales Price*	\$479,607	<b>\$492,777</b>	+ 2.7%	\$399,324	<b>\$408,119</b>	+ 2.2%
Price Per Square Foot*	\$217	<b>\$216</b>	-0.3%	\$209	<b>\$205</b>	-2.3%
Percent of Original List Price Received*	99.3%	<b>99.4%</b>	+ 0.1%	99.3%	<b>99.5%</b>	+ 0.2%
Days on Market Until Sale	34	53	+ 55.9%	38	43	+ 13.2%
Inventory of Homes for Sale	21	42	+ 100.0%	--	--	--
Months Supply of Inventory	1.4	2.8	+ 100.0%	--	--	--

\* 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.