

- 55.6% **- 50.0%** **- 25.3%**

Change in
New Listings

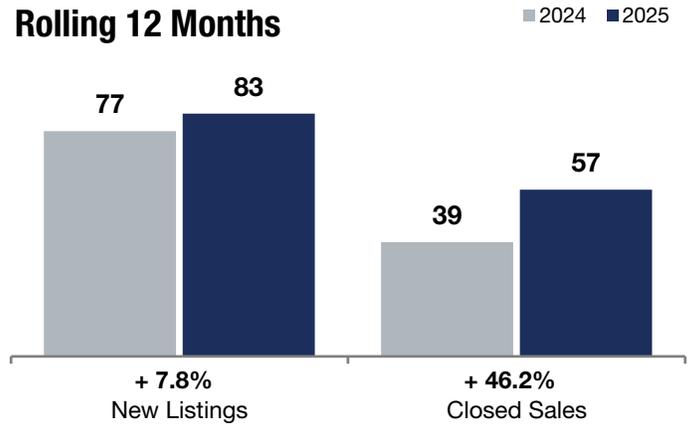
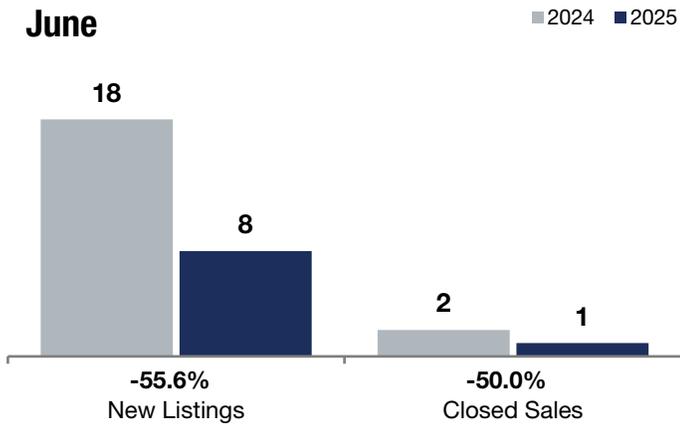
Change in
Closed Sales

Change in
Median Sales Price

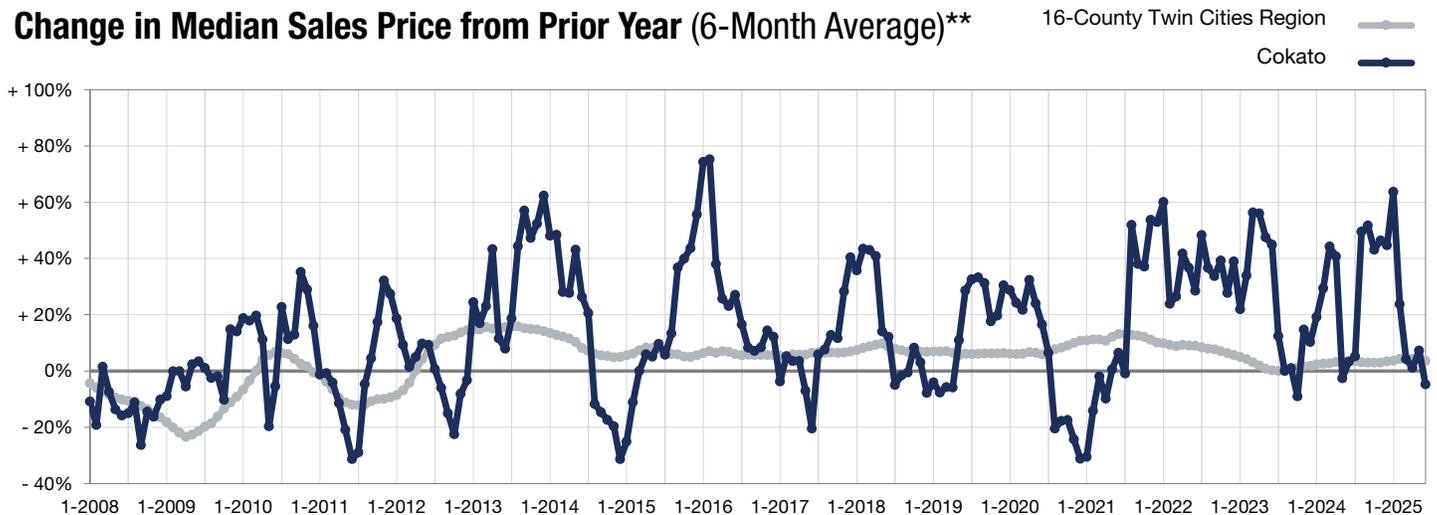
Cokato

	June			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	18	8	-55.6%	77	83	+ 7.8%
Closed Sales	2	1	-50.0%	39	57	+ 46.2%
Median Sales Price*	\$458,000	\$342,000	-25.3%	\$287,500	\$290,000	+ 0.9%
Average Sales Price*	\$458,000	\$342,000	-25.3%	\$309,540	\$305,924	-1.2%
Price Per Square Foot*	\$128	\$130	+ 1.2%	\$183	\$174	-4.7%
Percent of Original List Price Received*	98.2%	97.7%	-0.5%	96.4%	97.5%	+ 1.1%
Days on Market Until Sale	121	37	-69.4%	56	51	-8.9%
Inventory of Homes for Sale	26	27	+ 3.8%	--	--	--
Months Supply of Inventory	7.3	5.6	-23.3%	--	--	--

* 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.