

# Local Market Update – July 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



## Annandale

**+ 76.5%**

**+ 12.5%**

**- 10.9%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

	July			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	17	30	+ 76.5%	241	177	-26.6%
Closed Sales	8	9	+ 12.5%	98	118	+ 20.4%
Median Sales Price*	\$437,500	<b>\$390,000</b>	-10.9%	\$349,950	<b>\$376,450</b>	+ 7.6%
Average Sales Price*	\$527,175	<b>\$732,989</b>	+ 39.0%	\$480,099	<b>\$517,730</b>	+ 7.8%
Price Per Square Foot*	\$324	<b>\$239</b>	-26.2%	\$284	<b>\$256</b>	-10.1%
Percent of Original List Price Received*	97.9%	<b>99.1%</b>	+ 1.2%	97.6%	<b>96.4%</b>	-1.2%
Days on Market Until Sale	14	<b>88</b>	+ 528.6%	54	<b>93</b>	+ 72.2%
Inventory of Homes for Sale	43	<b>52</b>	+ 20.9%	--	--	--
Months Supply of Inventory	5.3	<b>5.4</b>	+ 1.9%	--	--	--

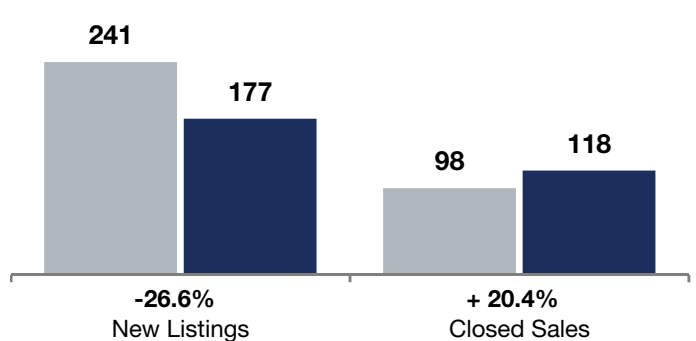
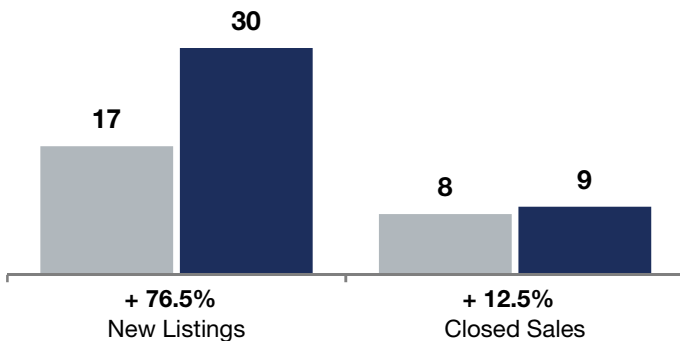
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### July

■ 2024 ■ 2025

### Rolling 12 Months

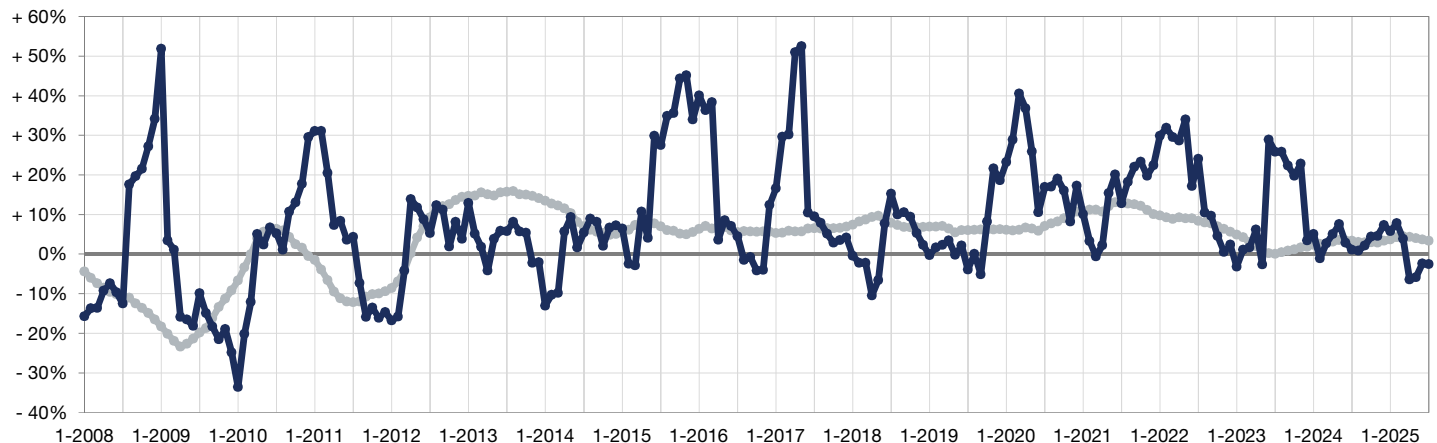
■ 2024 ■ 2025



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

16-County Twin Cities Region

Annandale



\*\* 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.