

Local Market Update – July 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



East Bethel

- 22.7%

Change in
New Listings

- 21.4%

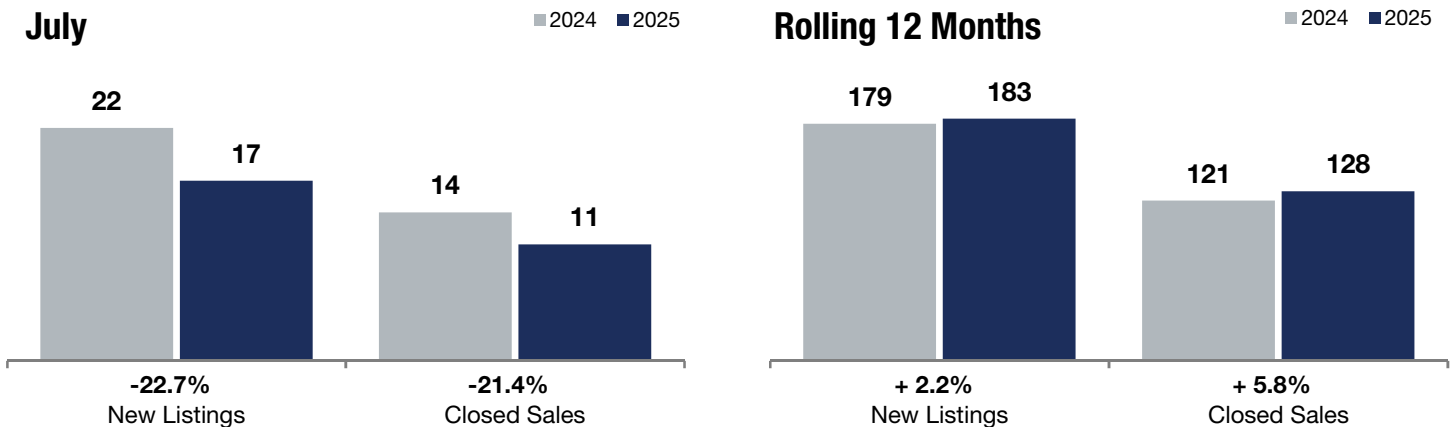
Change in
Closed Sales

- 11.9%

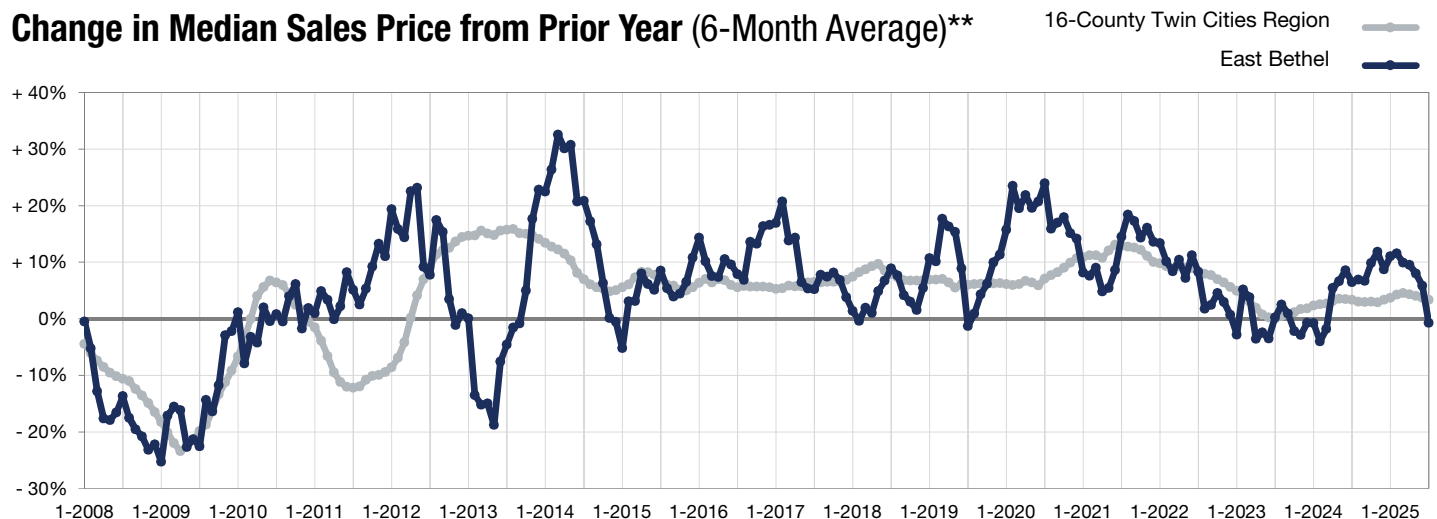
Change in
Median Sales Price

	July			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	22	17	-22.7%	179	183	+ 2.2%
Closed Sales	14	11	-21.4%	121	128	+ 5.8%
Median Sales Price*	\$475,500	\$419,000	-11.9%	\$402,000	\$405,500	+ 0.9%
Average Sales Price*	\$440,443	\$463,591	+ 5.3%	\$415,772	\$433,476	+ 4.3%
Price Per Square Foot*	\$239	\$197	-17.7%	\$215	\$217	+ 1.1%
Percent of Original List Price Received*	100.1%	99.3%	-0.8%	99.4%	98.4%	-1.0%
Days on Market Until Sale	37	42	+ 13.5%	47	48	+ 2.1%
Inventory of Homes for Sale	41	35	-14.6%	--	--	--
Months Supply of Inventory	3.9	3.1	-20.5%	--	--	--

* 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.