

# Local Market Update – August 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



## Clearwater

0.0%

Change in  
New Listings

0.0%

Change in  
Closed Sales

- 2.9%

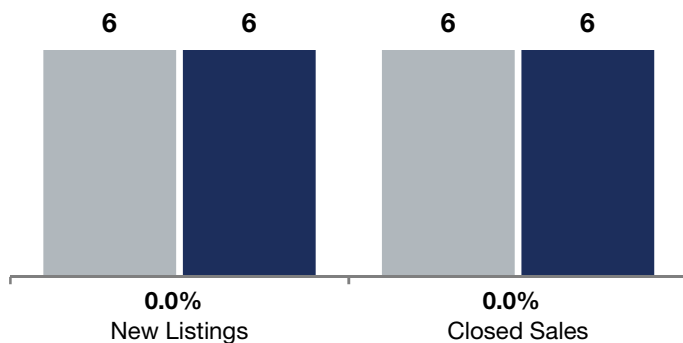
Change in  
Median Sales Price

	August			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	6	6	0.0%	62	61	-1.6%
Closed Sales	6	6	0.0%	56	51	-8.9%
Median Sales Price*	\$323,950	<b>\$314,500</b>	-2.9%	\$322,528	<b>\$325,000</b>	+ 0.8%
Average Sales Price*	\$332,983	<b>\$297,500</b>	-10.7%	\$365,681	<b>\$360,907</b>	-1.3%
Price Per Square Foot*	\$217	<b>\$158</b>	-26.9%	\$204	<b>\$185</b>	-9.1%
Percent of Original List Price Received*	98.0%	<b>87.1%</b>	-11.1%	98.4%	<b>97.3%</b>	-1.1%
Days on Market Until Sale	27	<b>37</b>	+ 37.0%	52	<b>58</b>	+ 11.5%
Inventory of Homes for Sale	10	<b>10</b>	0.0%	--	--	--
Months Supply of Inventory	2.2	<b>2.3</b>	+ 4.5%	--	--	--

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

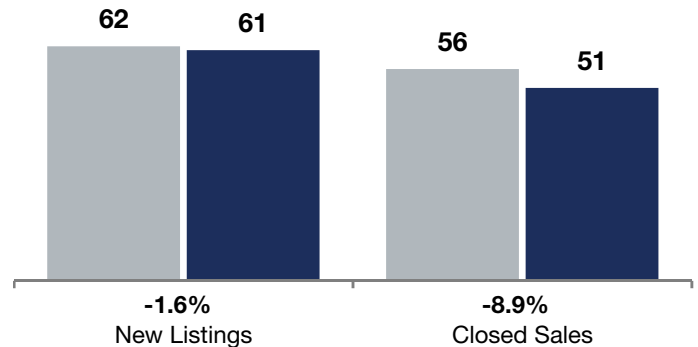
### August

■ 2024 ■ 2025



### Rolling 12 Months

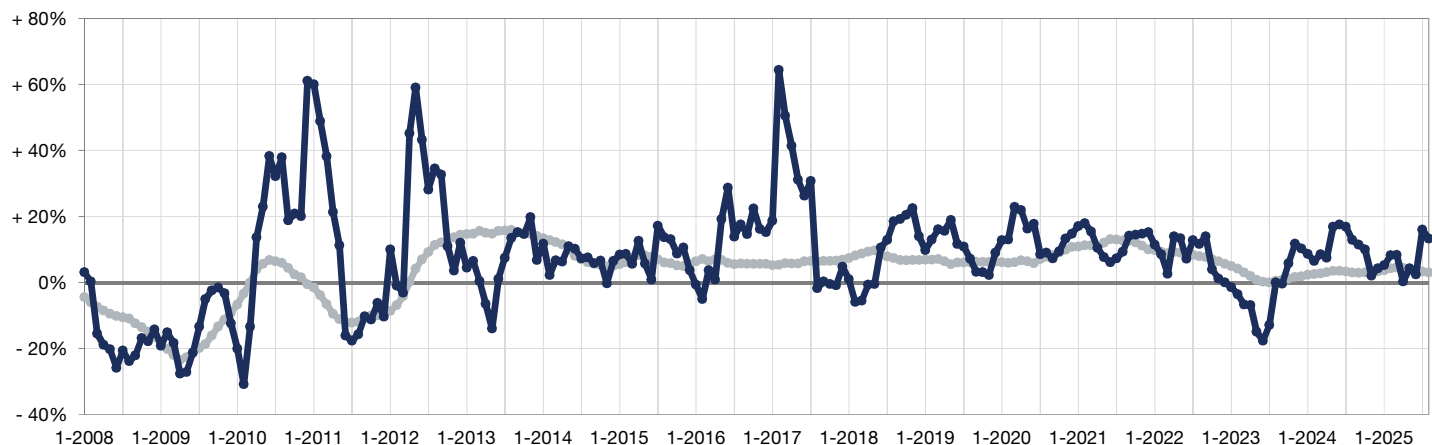
■ 2024 ■ 2025



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

16-County Twin Cities Region

Clearwater



\*\* 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.