

Local Market Update – August 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



Tangletown

- 66.7%

Change in
New Listings

- 62.5%

Change in
Closed Sales

+ 48.9%

Change in
Median Sales Price

	August			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	6	2	-66.7%	78	54	-30.8%
Closed Sales	8	3	-62.5%	65	50	-23.1%
Median Sales Price*	\$428,500	\$638,000	+ 48.9%	\$485,000	\$607,500	+ 25.3%
Average Sales Price*	\$483,563	\$856,000	+ 77.0%	\$523,950	\$614,564	+ 17.3%
Price Per Square Foot*	\$275	\$274	-0.4%	\$270	\$283	+ 4.6%
Percent of Original List Price Received*	95.9%	96.0%	+ 0.1%	99.4%	101.5%	+ 2.1%
Days on Market Until Sale	25	36	+ 44.0%	36	43	+ 19.4%
Inventory of Homes for Sale	11	3	-72.7%	--	--	--
Months Supply of Inventory	2.3	0.7	-69.6%	--	--	--

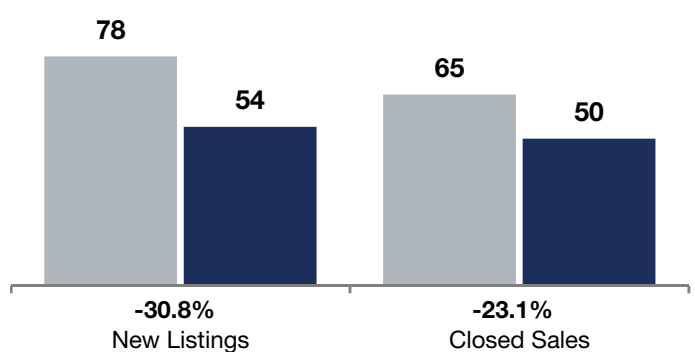
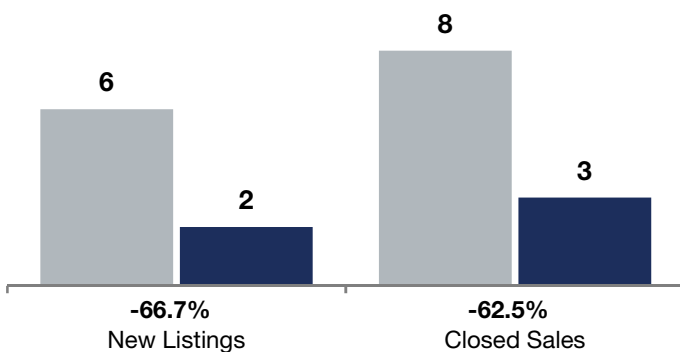
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

August

■ 2024 ■ 2025

Rolling 12 Months

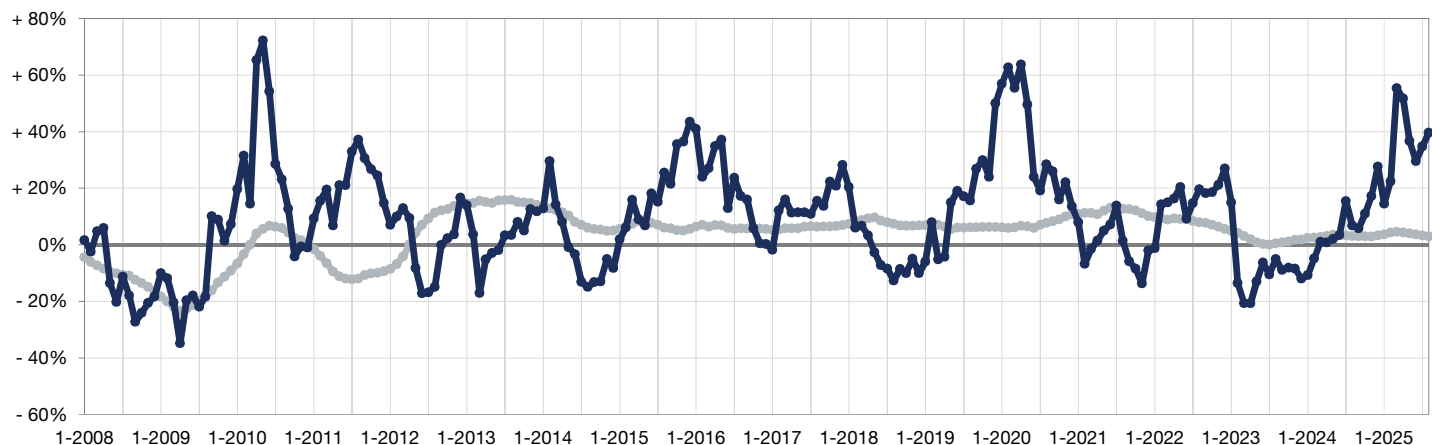
■ 2024 ■ 2025



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

16-County Twin Cities Region

Tangletown



** 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.