

Rolling 12 Months

+ 2.2%

+ 8.3%

+ 2.9%

Change in **New Listings**

September

2.5

-3.8%

Change in **Closed Sales**

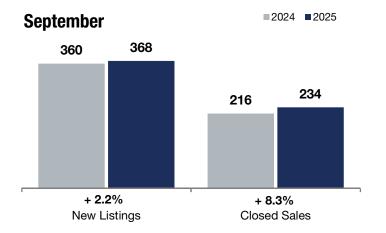
Change in **Median Sales Price**

Saint Paul

| | | • | | | | | | | |
|--|-----------|-----------|--------|-----------|-----------|---------|--|--|--|
| | 2024 | 2025 | +/- | 2024 | 2025 | +/- | | | |
| New Listings | 360 | 368 | + 2.2% | 3,607 | 3,555 | -1.4% | | | |
| Closed Sales | 216 | 234 | + 8.3% | 2,685 | 2,699 | + 0.5% | | | |
| Median Sales Price* | \$295,000 | \$303,500 | + 2.9% | \$289,900 | \$300,000 | + 3.5% | | | |
| Average Sales Price* | \$345,664 | \$372,914 | + 7.9% | \$334,720 | \$363,185 | + 8.5% | | | |
| Price Per Square Foot* | \$207 | \$222 | + 7.0% | \$208 | \$215 | + 3.4% | | | |
| Percent of Original List Price Received* | 98.8% | 98.7% | -0.1% | 99.5% | 99.4% | -0.1% | | | |
| Days on Market Until Sale | 35 | 37 | + 5.7% | 39 | 44 | + 12.8% | | | |
| Inventory of Homes for Sale | 585 | 566 | -3.2% | | | | | | |
| | | | | | | | | | |

2.6

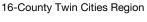
^{*} Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Months Supply of Inventory



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.

Local Market Update – September 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



New Listings

Closed Sales

| | 9-2024 | 9-2025 | +/- | Prior Year R12* | Current R12* | +/- | 9-2024 | 9-2025 | +/- | Prior Year R12* | Current R12* | |
|--------------------------------|--------|--------|----------|--------------------|-----------------|---------|--------|--------|----------|--------------------|-----------------|--|
| Battle Creek - Highwood | 25 | 22 | - 12.0% | 246 | 205 | - 16.7% | 17 | 19 | + 11.8% | 186 | 171 | |
| Como Park | 14 | 18 | + 28.6% | 195 | 204 | + 4.6% | 10 | 18 | + 80.0% | 166 | 183 | |
| Dayton's Bluff | 19 | 20 | + 5.3% | 176 | 185 | + 5.1% | 12 | 13 | + 8.3% | 130 | 146 | |
| Downtown - St Paul | 20 | 22 | + 10.0% | 233 | 243 | + 4.3% | 6 | 6 | 0.0% | 106 | 71 | |
| Greater East Side | 31 | 32 | + 3.2% | 311 | 353 | + 13.5% | 21 | 25 | + 19.0% | 252 | 276 | |
| Hamline-Midway | 12 | 17 | + 41.7% | 156 | 129 | - 17.3% | 11 | 5 | - 54.5% | 129 | 103 | |
| Highland Park | 43 | 43 | 0.0% | 419 | 397 | - 5.3% | 30 | 30 | 0.0% | 287 | 322 | |
| Merriam Pk / Lexington-Hamline | 18 | 16 | - 11.1% | 168 | 162 | - 3.6% | 9 | 8 | - 11.1% | 134 | 124 | |
| Macalester-Groveland | 27 | 21 | - 22.2% | 288 | 265 | - 8.0% | 20 | 19 | - 5.0% | 247 | 226 | |
| North End | 16 | 20 | + 25.0% | 212 | 232 | + 9.4% | 12 | 15 | + 25.0% | 164 | 169 | |
| Payne-Phalen | 37 | 34 | - 8.1% | 306 | 299 | - 2.3% | 15 | 18 | + 20.0% | 243 | 246 | |
| St. Anthony Park | 11 | 9 | - 18.2% | 76 | 90 | + 18.4% | 4 | 6 | + 50.0% | 51 | 66 | |
| Summit Hill | 11 | 22 | + 100.0% | 114 | 133 | + 16.7% | 10 | 9 | - 10.0% | 85 | 93 | |
| Summit-University | 30 | 27 | - 10.0% | 237 | 229 | - 3.4% | 10 | 13 | + 30.0% | 148 | 163 | |
| Thomas-Dale (Frogtown) | 10 | 13 | + 30.0% | 135 | 116 | - 14.1% | 11 | 9 | - 18.2% | 112 | 87 | |
| West Seventh | 19 | 12 | - 36.8% | 149 | 140 | - 6.0% | 11 | 7 | - 36.4% | 107 | 109 | |
| West Side | 17 | 20 | + 17.6% | 186 | 176 | - 5.4% | 7 | 14 | + 100.0% | 137 | 145 | |

Median Sales Price

Days on Market Until Sale

| | • | | | | | | | | | | | |
|--------------------------------|-----------|-----------|---------|--------------------|-----------------|---------|--------|--------|----------|--------------------|-----------------|---------|
| | 9-2024 | 9-2025 | +/- | Prior Year R12* | Current R12* | +/- | 9-2024 | 9-2025 | +/- | Prior Year R12* | Current R12* | +/- |
| Battle Creek - Highwood | \$279,000 | \$305,000 | + 9.3% | \$288,950 | \$298,000 | + 3.1% | 34 | 28 | - 17.6% | 35 | 39 | + 11.4% |
| Como Park | \$288,500 | \$342,500 | + 18.7% | \$319,450 | \$345,000 | + 8.0% | 20 | 15 | - 25.0% | 25 | 27 | + 8.0% |
| Dayton's Bluff | \$247,500 | \$255,000 | + 3.0% | \$234,500 | \$241,000 | + 2.8% | 16 | 29 | + 81.3% | 32 | 38 | + 18.8% |
| Downtown - St Paul | \$161,000 | \$141,700 | - 12.0% | \$190,000 | \$200,000 | + 5.3% | 147 | 138 | - 6.1% | 139 | 188 | + 35.3% |
| Greater East Side | \$250,000 | \$250,000 | 0.0% | \$258,000 | \$265,000 | + 2.7% | 29 | 27 | - 6.9% | 31 | 32 | + 3.2% |
| Hamline-Midway | \$261,000 | \$307,500 | + 17.8% | \$280,000 | \$296,500 | + 5.9% | 14 | 34 | + 142.9% | 22 | 36 | + 63.6% |
| Highland Park | \$446,500 | \$593,495 | + 32.9% | \$450,000 | \$475,000 | + 5.6% | 22 | 19 | - 13.6% | 34 | 34 | 0.0% |
| Merriam Pk / Lexington-Hamline | \$415,000 | \$410,000 | - 1.2% | \$392,500 | \$421,000 | + 7.3% | 22 | 43 | + 95.5% | 38 | 41 | + 7.9% |
| Macalester-Groveland | \$485,750 | \$415,000 | - 14.6% | \$433,500 | \$447,900 | + 3.3% | 27 | 26 | - 3.7% | 37 | 35 | - 5.4% |
| North End | \$254,500 | \$229,900 | - 9.7% | \$237,450 | \$225,000 | - 5.2% | 27 | 59 | + 118.5% | 37 | 37 | 0.0% |
| Payne-Phalen | \$229,500 | \$236,500 | + 3.1% | \$235,000 | \$260,000 | + 10.6% | 28 | 54 | + 92.9% | 36 | 37 | + 2.8% |
| St. Anthony Park | \$308,000 | \$460,000 | + 49.4% | \$332,000 | \$375,000 | + 13.0% | 52 | 37 | - 28.8% | 60 | 53 | - 11.7% |
| Summit Hill | \$412,500 | \$795,000 | + 92.7% | \$540,000 | \$615,000 | + 13.9% | 74 | 84 | + 13.5% | 59 | 69 | + 16.9% |
| Summit-University | \$272,500 | \$282,500 | + 3.7% | \$297,750 | \$299,000 | + 0.4% | 51 | 45 | - 11.8% | 47 | 68 | + 44.7% |
| Thomas-Dale (Frogtown) | \$210,000 | \$250,000 | + 19.0% | \$237,550 | \$240,000 | + 1.0% | 46 | 36 | - 21.7% | 36 | 43 | + 19.4% |
| West Seventh | \$310,000 | \$330,000 | + 6.5% | \$292,500 | \$325,000 | + 11.1% | 57 | 47 | - 17.5% | 40 | 52 | + 30.0% |
| West Side | \$300,000 | \$282,500 | - 5.8% | \$260,000 | \$278,000 | + 6.9% | 27 | 24 | - 11.1% | 27 | 37 | + 37.0% |

Pct. Of Original Price Received

Inventory Months Supply

| | 9-2024 | 9-2025 | +/- | Prior Year R12* | Current R12* | +/- | 9-2024 | 9-2025 | +/- | 9-2024 | 9-2025 | +/- |
|--------------------------------|--------|--------|--------|--------------------|-----------------|--------|--------|--------|---------|--------|--------|---------|
| Battle Creek - Highwood | 100.4% | 99.5% | - 0.9% | 99.8% | 99.4% | - 0.4% | 29 | 24 | - 17.2% | 1.8 | 1.7 | - 5.6% |
| Como Park | 99.7% | 98.6% | - 1.1% | 101.4% | 101.5% | + 0.1% | 20 | 20 | 0.0% | 1.4 | 1.3 | - 7.1% |
| Dayton's Bluff | 101.0% | 100.9% | - 0.1% | 99.9% | 97.2% | - 2.7% | 27 | 32 | + 18.5% | 2.4 | 2.6 | + 8.3% |
| Downtown - St Paul | 96.5% | 95.6% | - 0.9% | 94.0% | 91.8% | - 2.3% | 79 | 94 | + 19.0% | 9.0 | 16.6 | + 84.4% |
| Greater East Side | 98.2% | 99.0% | + 0.8% | 99.9% | 100.0% | + 0.1% | 41 | 45 | + 9.8% | 2.0 | 1.9 | - 5.0% |
| Hamline-Midway | 100.6% | 98.1% | - 2.5% | 100.6% | 100.7% | + 0.1% | 20 | 21 | + 5.0% | 1.9 | 2.3 | + 21.1% |
| Highland Park | 99.8% | 100.0% | + 0.2% | 99.6% | 99.9% | + 0.3% | 64 | 47 | - 26.6% | 2.6 | 1.7 | - 34.6% |
| Merriam Pk / Lexington-Hamline | 100.0% | 99.0% | - 1.0% | 97.9% | 98.9% | + 1.0% | 27 | 23 | - 14.8% | 2.3 | 2.2 | - 4.3% |
| Macalester-Groveland | 99.7% | 100.0% | + 0.3% | 99.9% | 101.3% | + 1.4% | 28 | 19 | - 32.1% | 1.3 | 1.0 | - 23.1% |
| North End | 96.9% | 97.9% | + 1.0% | 100.0% | 99.0% | - 1.0% | 26 | 39 | + 50.0% | 1.8 | 2.9 | + 61.1% |
| Payne-Phalen | 96.8% | 97.6% | + 0.8% | 100.1% | 99.8% | - 0.3% | 50 | 38 | - 24.0% | 2.5 | 1.9 | - 24.0% |
| St. Anthony Park | 101.3% | 98.4% | - 2.9% | 98.0% | 99.5% | + 1.5% | 17 | 20 | + 17.6% | 3.7 | 3.8 | + 2.7% |
| Summit Hill | 97.2% | 94.8% | - 2.5% | 97.4% | 96.4% | - 1.0% | 25 | 30 | + 20.0% | 3.6 | 3.9 | + 8.3% |
| Summit-University | 98.7% | 95.5% | - 3.2% | 98.3% | 98.1% | - 0.2% | 60 | 52 | - 13.3% | 5.0 | 3.8 | - 24.0% |
| Thomas-Dale (Frogtown) | 96.1% | 98.6% | + 2.6% | 98.4% | 99.1% | + 0.7% | 21 | 16 | - 23.8% | 2.4 | 2.1 | - 12.5% |
| West Seventh | 99.0% | 97.7% | - 1.3% | 100.1% | 99.6% | - 0.5% | 24 | 21 | - 12.5% | 2.6 | 2.4 | - 7.7% |
| West Side | 95.7% | 100.6% | + 5.1% | 101.5% | 99.7% | - 1.8% | 27 | 25 | - 7.4% | 2.5 | 2.0 | - 20.0% |

^{*} R12 = Rolling 12 Months. This means 12 months of data, combining the report month's total and the 11 months prior.