

# Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



## Gem Lake

-- - 100.0% - 100.0%

	Change in New Listings			Change in Closed Sales			Change in Median Sales Price		
	December			Rolling 12 Months					
	2024	2025	+ / -	2024	2025	+ / -	2024	2025	+ / -
New Listings	0	0	--	5	6	+ 20.0%			
Closed Sales	1	0	-100.0%	6	3	-50.0%			
Median Sales Price*	\$265,000	\$0	-100.0%	\$450,000	\$738,000	+ 64.0%			
Average Sales Price*	\$265,000	\$0	-100.0%	\$552,117	\$932,667	+ 68.9%			
Price Per Square Foot*	\$184	\$0	-100.0%	\$190	\$279	+ 46.7%			
Percent of Original List Price Received*	101.9%	0.0%	-100.0%	92.3%	101.0%	+ 9.4%			
Days on Market Until Sale	10	0	-100.0%	42	11	-73.8%			
Inventory of Homes for Sale	0	1	--	--	--	--			
Months Supply of Inventory	0.0	1.0	--	--	--	--			

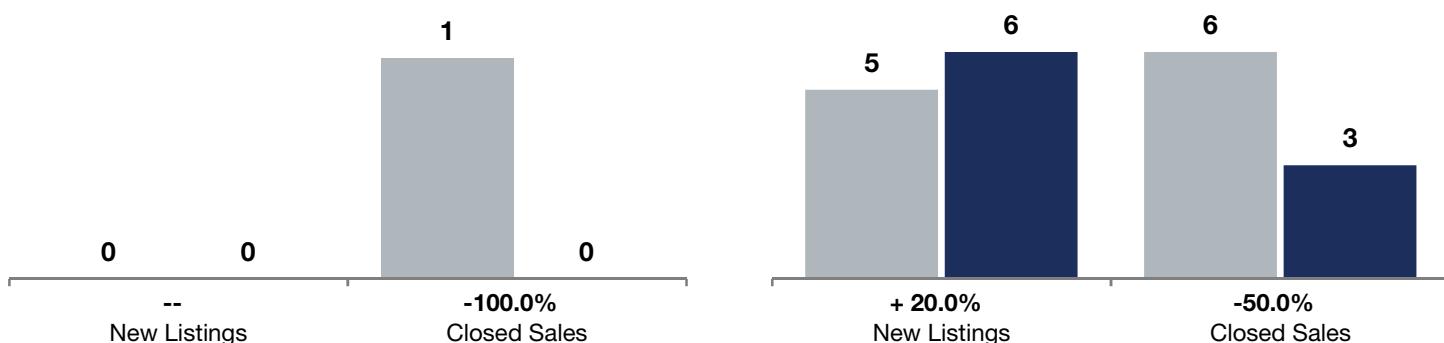
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### December

■ 2024 ■ 2025

### Rolling 12 Months

■ 2024 ■ 2025



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

16-County Twin Cities Region

Gem Lake



\*\* 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.