

**- 31.6%      - 25.9%      + 23.3%**

## Minneapolis – Northeast

Change in New Listings	Change in Closed Sales	Change in Median Sales Price
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December	Rolling 12 Months
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	2024	2025	+ / -	2024	2025	+ / -
New Listings	19	13	-31.6%	396	389	-1.8%
Closed Sales	27	20	-25.9%	316	322	+ 1.9%
Median Sales Price*	\$292,000	\$360,000	+ 23.3%	\$340,000	\$348,125	+ 2.4%
Average Sales Price*	\$299,429	\$378,120	+ 26.3%	\$342,766	\$352,855	+ 2.9%
Price Per Square Foot*	\$245	\$235	-3.9%	\$234	\$237	+ 1.2%
Percent of Original List Price Received*	97.7%	99.0%	+ 1.3%	100.6%	101.6%	+ 1.0%
Days on Market Until Sale	32	30	-6.3%	29	30	+ 3.4%
Inventory of Homes for Sale	34	22	-35.3%	--	--	--
Months Supply of Inventory	1.3	0.8	-38.5%	--	--	--

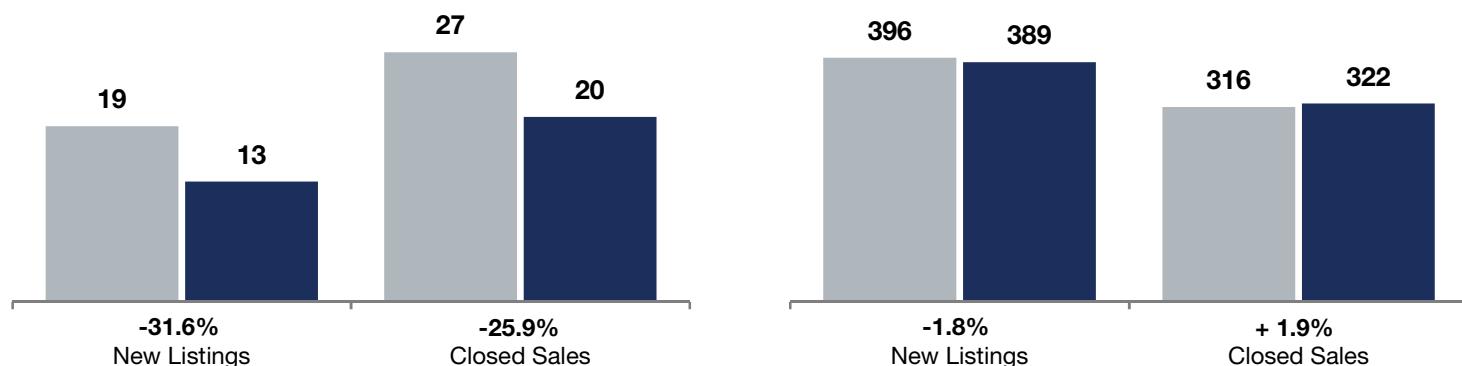
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### December

■ 2024 ■ 2025

### Rolling 12 Months

■ 2024 ■ 2025



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

16-County Twin Cities Region  
Minneapolis – Northeast



\*\* 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 – December 2025

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



## Neighborhoods of Minneapolis – Northeast

### New Listings

	12-2024	12-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Audubon Park	2	1	- 50.0%	88	70	- 20.5%
Beltrami	0	1	--	7	17	+ 142.9%
Bottineau	1	1	0.0%	9	13	+ 44.4%
Columbia Park	2	2	0.0%	31	23	- 25.8%
Holland	5	0	- 100.0%	37	44	+ 18.9%
Logan Park	0	0	--	13	18	+ 38.5%
Marshall Terrace	1	0	- 100.0%	14	18	+ 28.6%
Northeast Park	0	0	--	8	9	+ 12.5%
Sheridan	2	1	- 50.0%	16	18	+ 12.5%
St. Anthony East	1	0	- 100.0%	25	21	- 16.0%
St. Anthony West	1	0	- 100.0%	20	17	- 15.0%
Waite Park	3	3	0.0%	93	98	+ 5.4%
Windom Park	3	4	+ 33.3%	69	58	- 15.9%

### Closed Sales

	12-2024	12-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Audubon Park	5	5	0.0%	72	64	- 11.1%
Beltrami	0	1	--	6	12	+ 100.0%
Bottineau	0	0	--	7	11	+ 57.1%
Columbia Park	1	3	+ 200.0%	28	17	- 39.3%
Holland	3	2	- 33.3%	27	30	+ 11.1%
Logan Park	0	0	--	8	12	+ 50.0%
Marshall Terrace	1	1	0.0%	12	14	+ 16.7%
Northeast Park	1	0	- 100.0%	8	7	- 12.5%
Sheridan	2	0	- 100.0%	10	16	+ 60.0%
St. Anthony East	2	1	- 50.0%	16	20	+ 25.0%
St. Anthony West	0	1	--	12	12	0.0%
Waite Park	5	3	- 40.0%	75	85	+ 13.3%
Windom Park	8	5	- 37.5%	59	48	- 18.6%

### Median Sales Price

	12-2024	12-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Audubon Park	\$290,000	\$450,500	+ 55.3%	\$349,950	\$363,611	+ 3.9%
Beltrami	\$0	\$330,000	--	\$337,500	\$340,000	+ 0.7%
Bottineau	\$0	\$0	--	\$300,000	\$349,000	+ 16.3%
Columbia Park	\$299,900	\$339,000	+ 13.0%	\$299,950	\$317,000	+ 5.7%
Holland	\$229,900	\$346,500	+ 50.7%	\$321,000	\$323,750	+ 0.9%
Logan Park	\$0	\$0	--	\$299,000	\$338,250	+ 13.1%
Marshall Terrace	\$313,500	\$230,000	- 26.6%	\$306,750	\$344,000	+ 12.1%
Northeast Park	\$199,300	\$0	- 100.0%	\$310,950	\$335,000	+ 7.7%
Sheridan	\$340,692	\$0	- 100.0%	\$330,000	\$322,750	- 2.2%
St. Anthony East	\$196,400	\$400,000	+ 103.7%	\$361,250	\$395,640	+ 9.5%
St. Anthony West	\$0	\$360,000	--	\$439,950	\$400,000	- 9.1%
Waite Park	\$325,000	\$375,000	+ 15.4%	\$345,000	\$352,000	+ 2.0%
Windom Park	\$353,200	\$332,000	- 6.0%	\$380,000	\$354,000	- 6.8%

### Days on Market Until Sale

	12-2024	12-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Audubon Park	26	33	+ 26.9%	24	25	+ 4.2%
Beltrami	0	2	--	50	28	- 44.0%
Bottineau	0	0	--	43	14	- 67.4%
Columbia Park	116	60	- 48.3%	25	31	+ 24.0%
Holland	49	34	- 30.6%	26	47	+ 80.8%
Logan Park	0	0	--	47	79	+ 68.1%
Marshall Terrace	28	84	+ 200.0%	20	43	+ 115.0%
Northeast Park	0	0	--	15	13	- 13.3%
Sheridan	18	0	- 100.0%	41	31	- 24.4%
St. Anthony East	49	39	- 20.4%	38	40	+ 5.3%
St. Anthony West	0	42	--	26	53	+ 103.8%
Waite Park	27	15	- 44.4%	26	26	0.0%
Windom Park	25	19	- 24.0%	33	24	- 27.3%

### Pct. Of Original Price Received

	12-2024	12-2025	+ / -	Prior Year R12*	Current R12*	+ / -
Audubon Park	98.2%	100.8%	+ 2.6%	102.7%	103.4%	+ 0.7%
Beltrami	0.0%	106.5%	--	96.5%	102.1%	+ 5.8%
Bottineau	0.0%	0.0%	--	101.4%	101.5%	+ 0.1%
Columbia Park	84.5%	94.9%	+ 12.3%	100.8%	100.5%	- 0.3%
Holland	95.2%	95.1%	- 0.1%	98.2%	100.4%	+ 2.2%
Logan Park	0.0%	0.0%	--	96.6%	99.4%	+ 2.9%
Marshall Terrace	101.2%	80.7%	- 20.3%	102.4%	97.6%	- 4.7%
Northeast Park	94.9%	0.0%	- 100.0%	100.1%	102.6%	+ 2.5%
Sheridan	108.0%	0.0%	- 100.0%	100.6%	100.3%	- 0.3%
St. Anthony East	99.0%	94.1%	- 4.9%	99.8%	97.0%	- 2.8%
St. Anthony West	0.0%	100.0%	--	101.6%	98.5%	- 3.1%
Waite Park	96.8%	103.1%	+ 6.5%	101.3%	102.7%	+ 1.4%
Windom Park	98.1%	98.4%	+ 0.3%	99.2%	101.2%	+ 2.0%

### Inventory

	12-2024	12-2025	+ / -
Audubon Park	6	4	- 33.3%
Beltrami	0	2	--
Bottineau	1	1	0.0%
Columbia Park	2	3	+ 50.0%
Holland	6	2	- 66.7%
Logan Park	1	0	- 100.0%
Marshall Terrace	1	0	- 100.0%
Northeast Park	0	0	--
Sheridan	2	1	- 50.0%
St. Anthony East	4	2	- 50.0%
St. Anthony West	2	1	- 50.0%
Waite Park	8	1	- 87.5%
Windom Park	4	6	+ 50.0%

### Months Supply

	12-2024	12-2025	+ / -
Audubon Park	1.0	0.8	- 20.0%
Beltrami	0.0	1.3	--
Bottineau	0.8	0.6	- 25.0%
Columbia Park	0.7	1.5	+ 114.3%
Holland	2.0	0.7	- 65.0%
Logan Park	0.8	0.0	- 100.0%
Marshall Terrace	0.8	0.0	- 100.0%
Northeast Park	0.0	0.0	--
Sheridan	1.5	0.5	- 66.7%
St. Anthony East	2.2	1.3	- 40.9%
St. Anthony West	1.3	0.8	- 38.5%
Waite Park	1.3	0.1	- 92.3%
Windom Park	0.8	1.5	+ 87.5%

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