

Local Market Update – December 2025

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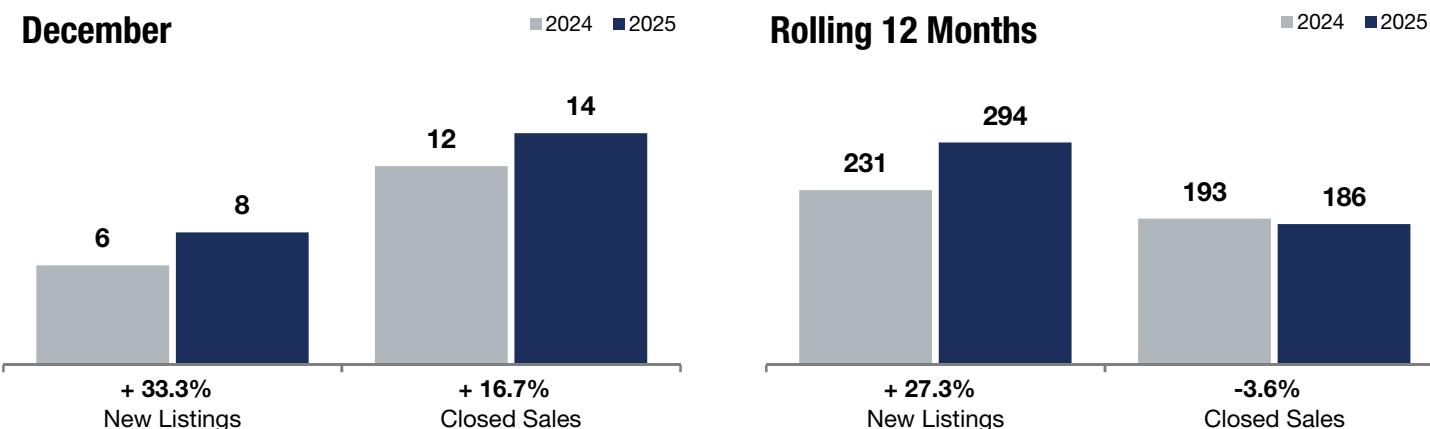


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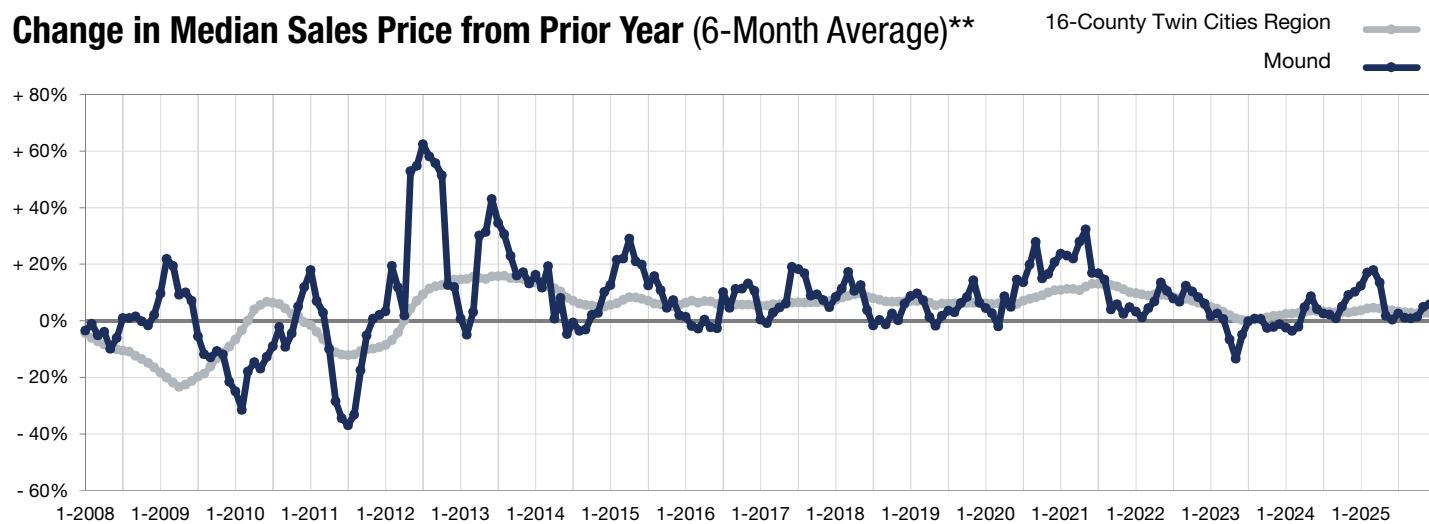
+ 33.3% + 16.7% - 0.7%

	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	6	8	+ 33.3%	231	294	+ 27.3%			
Closed Sales	12	14	+ 16.7%	193	186	- 3.6%			
Median Sales Price*	\$377,500	\$375,000	-0.7%	\$378,000	\$413,500	+ 9.4%			
Average Sales Price*	\$518,825	\$586,462	+ 13.0%	\$525,895	\$621,073	+ 18.1%			
Price Per Square Foot*	\$270	\$292	+ 7.9%	\$265	\$292	+ 10.4%			
Percent of Original List Price Received*	93.2%	98.3%	+ 5.5%	96.9%	97.8%	+ 0.9%			
Days on Market Until Sale	69	63	-8.7%	47	48	+ 2.1%			
Inventory of Homes for Sale	16	30	+ 87.5%	--	--	--			
Months Supply of Inventory	1.0	1.9	+ 90.0%	--	--	--			

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



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.