

Saint Paul – Payne-Phalen

+ 23.5%

- 25.0%

- 1.9%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

	January			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	17	21	+ 23.5%	301	320	+ 6.3%
Closed Sales	20	15	-25.0%	266	224	-15.8%
Median Sales Price*	\$270,000	\$265,000	-1.9%	\$249,900	\$257,752	+ 3.1%
Average Sales Price*	\$267,001	\$250,160	-6.3%	\$251,939	\$253,723	+ 0.7%
Price Per Square Foot*	\$180	\$163	-9.1%	\$178	\$177	-0.8%
Percent of Original List Price Received*	98.9%	96.2%	-2.7%	99.8%	99.5%	-0.3%
Days on Market Until Sale	37	34	-8.1%	37	38	+ 2.7%
Inventory of Homes for Sale	27	43	+ 59.3%	--	--	--
Months Supply of Inventory	1.2	2.3	+ 91.7%	--	--	--

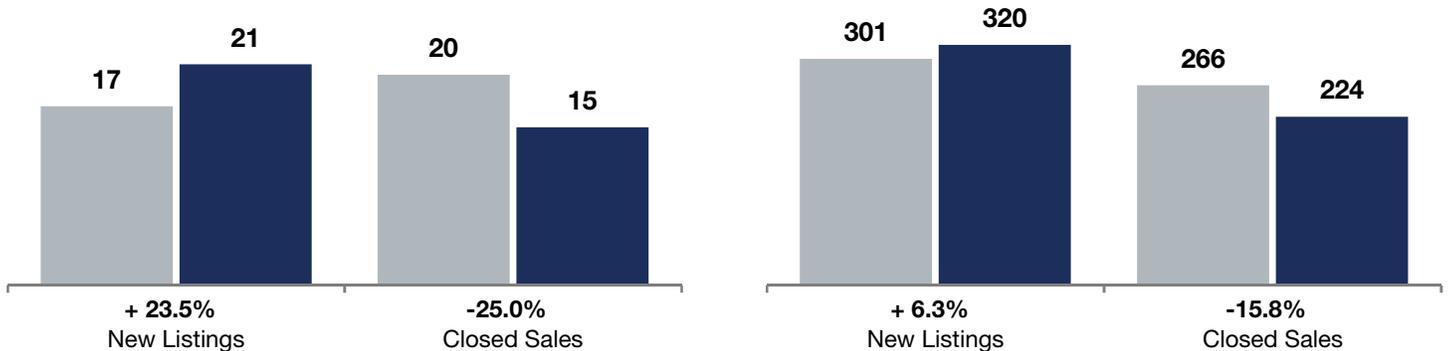
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January

■ 2025 ■ 2026

Rolling 12 Months

■ 2025 ■ 2026



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

16-County Twin Cities Region Saint Paul – Payne-Phalen



** 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.