

Minneapolis – Near North

+ 40.9%

Change in
New Listings

+ 14.3%

Change in
Closed Sales

+ 38.5%

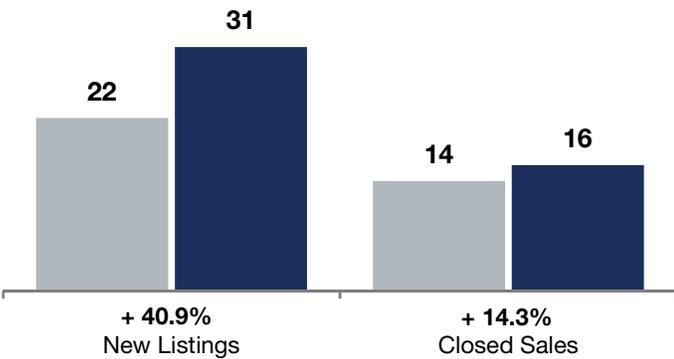
Change in
Median Sales Price

	February			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	22	31	+ 40.9%	379	383	+ 1.1%
Closed Sales	14	16	+ 14.3%	328	261	-20.4%
Median Sales Price*	\$195,000	\$270,000	+ 38.5%	\$235,000	\$250,000	+ 6.4%
Average Sales Price*	\$211,939	\$257,063	+ 21.3%	\$239,524	\$252,068	+ 5.2%
Price Per Square Foot*	\$136	\$157	+ 15.4%	\$151	\$158	+ 4.6%
Percent of Original List Price Received*	93.7%	101.6%	+ 8.4%	98.5%	99.4%	+ 0.9%
Days on Market Until Sale	75	42	-44.0%	63	53	-15.9%
Inventory of Homes for Sale	49	58	+ 18.4%	--	--	--
Months Supply of Inventory	1.9	2.6	+ 36.8%	--	--	--

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

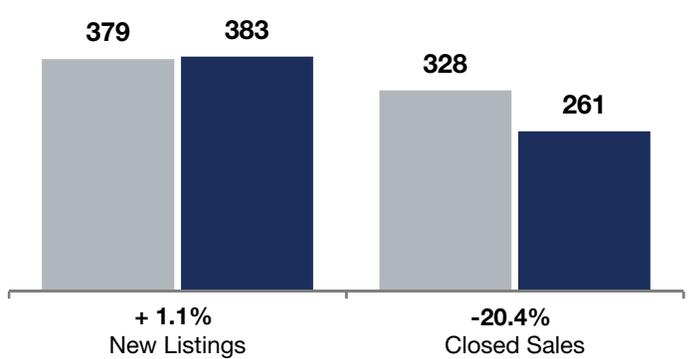
February

■ 2025 ■ 2026



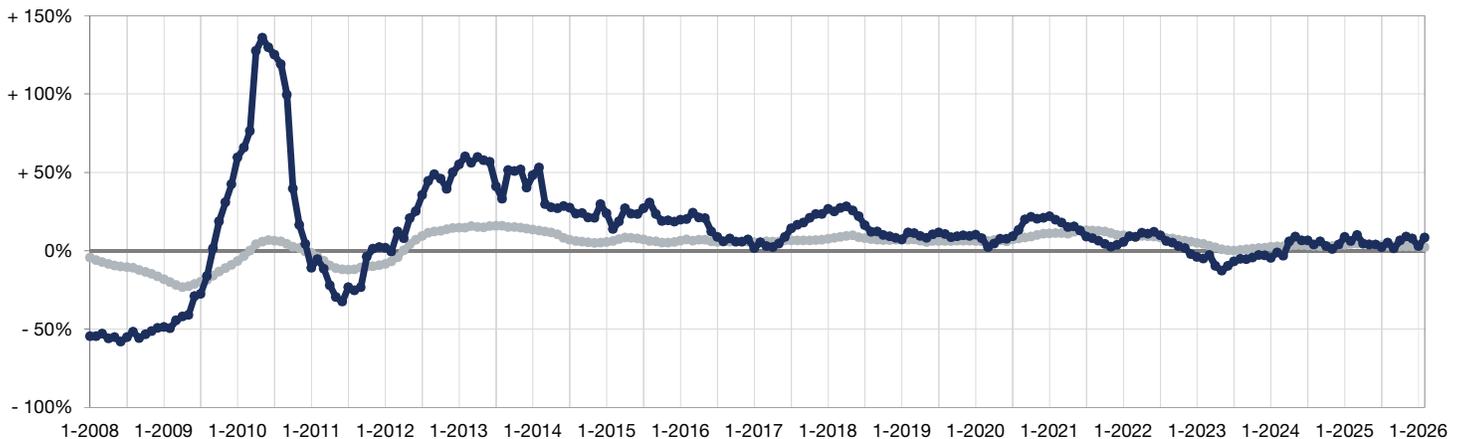
Rolling 12 Months

■ 2025 ■ 2026



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

16-County Twin Cities Region —
Minneapolis – Near North —



** 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.

Neighborhoods of Minneapolis – Near North

New Listings

	2-2025	2-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	4	3	- 25.0%	40	23	- 42.5%
Hawthorne	3	3	0.0%	70	45	- 35.7%
Jordan Nbhd	13	14	+ 7.7%	134	140	+ 4.5%
Near North	0	1	--	39	35	- 10.3%
Sumner-Glenwood	1	2	+ 100.0%	18	16	- 11.1%
Willard-Hay	2	10	+ 400.0%	96	140	+ 45.8%

Closed Sales

	2-2025	2-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	1	0	- 100.0%	24	16	- 33.3%
Hawthorne	3	2	- 33.3%	60	37	- 38.3%
Jordan Nbhd	7	7	0.0%	106	99	- 6.6%
Near North	1	3	+ 200.0%	43	14	- 67.4%
Sumner-Glenwood	0	0	--	7	8	+ 14.3%
Willard-Hay	2	4	+ 100.0%	95	95	0.0%

Median Sales Price

	2-2025	2-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	\$175,000	\$0	- 100.0%	\$224,000	\$273,000	+ 21.9%
Hawthorne	\$187,500	\$275,000	+ 46.7%	\$245,000	\$245,000	0.0%
Jordan Nbhd	\$225,000	\$250,000	+ 11.1%	\$212,450	\$235,000	+ 10.6%
Near North	\$175,000	\$240,000	+ 37.1%	\$249,900	\$243,750	- 2.5%
Sumner-Glenwood	\$0	\$0	--	\$355,000	\$310,250	- 12.6%
Willard-Hay	\$195,000	\$295,000	+ 51.3%	\$253,000	\$269,000	+ 6.3%

Days on Market Until Sale

	2-2025	2-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	159	0	- 100.0%	64	51	- 20.3%
Hawthorne	66	25	- 62.1%	75	85	+ 13.3%
Jordan Nbhd	52	52	0.0%	64	54	- 15.6%
Near North	51	9	- 82.4%	50	14	- 72.0%
Sumner-Glenwood	0	0	--	218	68	- 68.8%
Willard-Hay	138	58	- 58.0%	58	46	- 20.7%

Pct. Of Original Price Received

	2-2025	2-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Harrison	89.7%	0.0%	- 100.0%	96.2%	98.3%	+ 2.2%
Hawthorne	98.1%	100.0%	+ 1.9%	99.7%	97.4%	- 2.3%
Jordan Nbhd	97.1%	99.5%	+ 2.5%	97.5%	99.4%	+ 1.9%
Near North	100.0%	112.1%	+ 12.1%	101.2%	102.1%	+ 0.9%
Sumner-Glenwood	0.0%	0.0%	--	97.4%	95.3%	- 2.2%
Willard-Hay	73.6%	98.2%	+ 33.4%	98.3%	100.0%	+ 1.7%

Inventory

	2-2025	2-2026	+ / -	2-2025	2-2026	+ / -
Harrison	6	2	- 66.7%	2.6	1.1	- 57.7%
Hawthorne	11	5	- 54.5%	2.5	1.4	- 44.0%
Jordan Nbhd	23	24	+ 4.3%	2.7	2.9	+ 7.4%
Near North	1	7	+ 600.0%	0.3	3.3	+ 1000.0%
Sumner-Glenwood	1	3	+ 200.0%	0.7	3.0	+ 328.6%
Willard-Hay	8	20	+ 150.0%	0.9	2.6	+ 188.9%

Months Supply

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