MINNEAPOLIS AREA REALTORS®

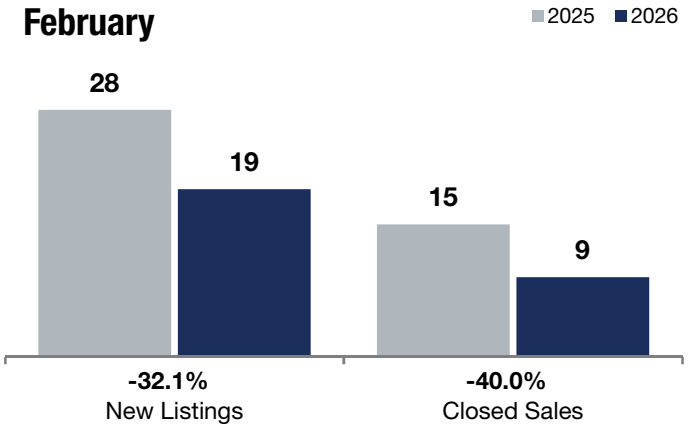
Saint Paul – Macalester-Groveland

- 32.1%	- 40.0%	+ 4.8%
Change in **New Listings**	Change in **Closed Sales**	Change in **Median Sales Price**

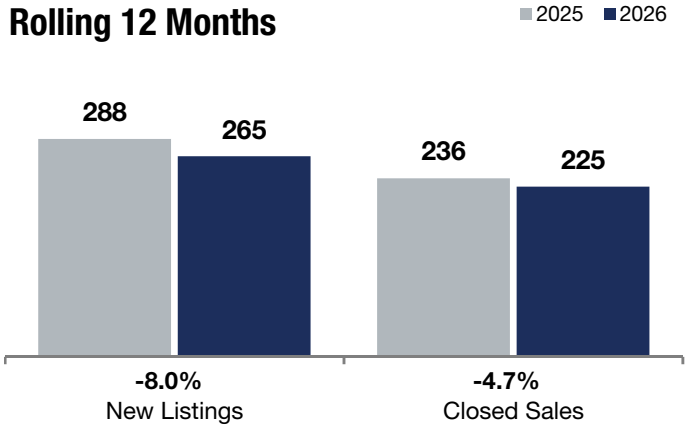
	February			Rolling 12 Months		
	2025	2026	+ / –	2025	2026	+ / –
New Listings	28	**19**	-32.1%	288	**265**	-8.0%
Closed Sales	15	**9**	-40.0%	236	**225**	-4.7%
Median Sales Price*	$525,000	**$550,000**	+ 4.8%	$435,000	**$447,800**	+ 2.9%
Average Sales Price*	$586,555	**$492,656**	-16.0%	$477,682	**$498,742**	+ 4.4%
Price Per Square Foot*	$275	**$267**	-3.0%	$256	**$267**	+ 4.1%
Percent of Original List Price Received*	102.1%	**98.3%**	-3.7%	100.7%	**101.0%**	+ 0.3%
Days on Market Until Sale	56	**46**	-17.9%	35	**36**	+ 2.9%
Inventory of Homes for Sale	36	**21**	-41.7%	--	--	--
Months Supply of Inventory	1.9	**1.1**	-42.1%	--	--	--

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

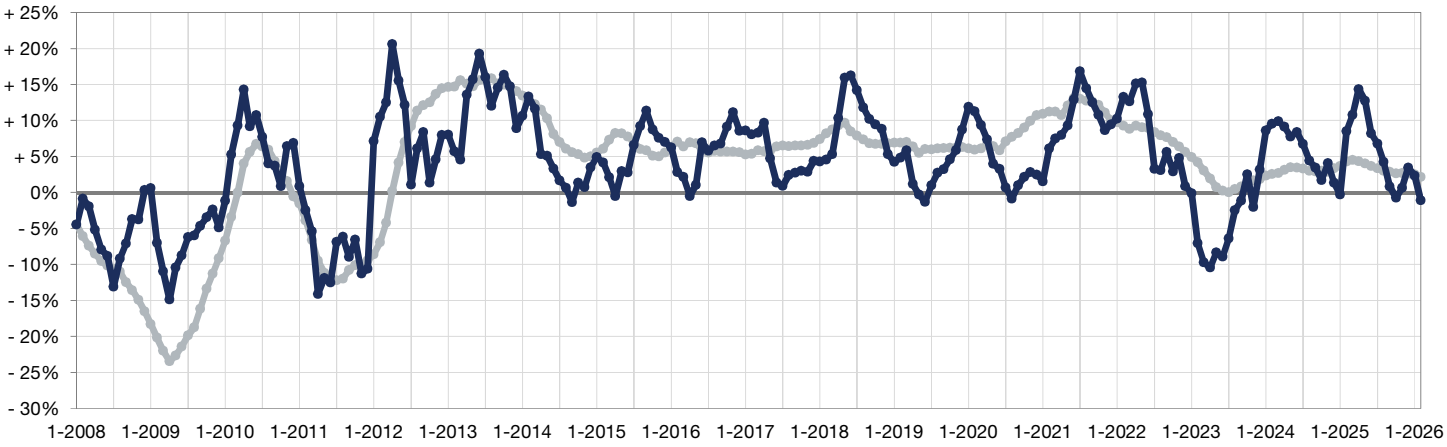
February



Rolling 12 Months



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.

Current as of March 6, 2026. All data from NorthstarMLS. | Copyright ShowingTime Plus, LLC.