

# Saint Paul – Payne-Phalen

**+ 63.2%**

**+ 55.6%**

**+ 16.7%**

Change in  
New Listings

Change in  
Closed Sales

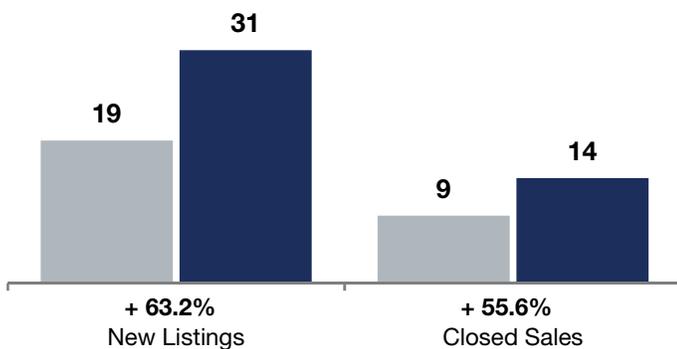
Change in  
Median Sales Price

|  | February  |                  |          | Rolling 12 Months |                  |         |
|--|-----------|------------------|----------|-------------------|------------------|---------|
|  | 2025      | 2026             | + / -    | 2025              | 2026             | + / -   |
| New Listings                             | 19        | 31               | + 63.2%  | 292               | 332              | + 13.7% |
| Closed Sales                             | 9         | 14               | + 55.6%  | 264               | 229              | -13.3%  |
| Median Sales Price*                      | \$210,000 | <b>\$245,000</b> | + 16.7%  | \$250,000         | <b>\$257,000</b> | + 2.8%  |
| Average Sales Price*                     | \$233,444 | <b>\$249,132</b> | + 6.7%   | \$252,623         | <b>\$254,239</b> | + 0.6%  |
| Price Per Square Foot*                   | \$181     | <b>\$162</b>     | -10.7%   | \$177             | <b>\$176</b>     | -1.0%   |
| Percent of Original List Price Received* | 95.6%     | <b>96.1%</b>     | + 0.5%   | 99.6%             | <b>99.4%</b>     | -0.2%   |
| Days on Market Until Sale                | 43        | <b>30</b>        | -30.2%   | 38                | <b>37</b>        | -2.6%   |
| Inventory of Homes for Sale              | 29        | <b>53</b>        | + 82.8%  | --                | --               | --      |
| Months Supply of Inventory               | 1.3       | <b>2.8</b>       | + 115.4% | --                | --               | --      |

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

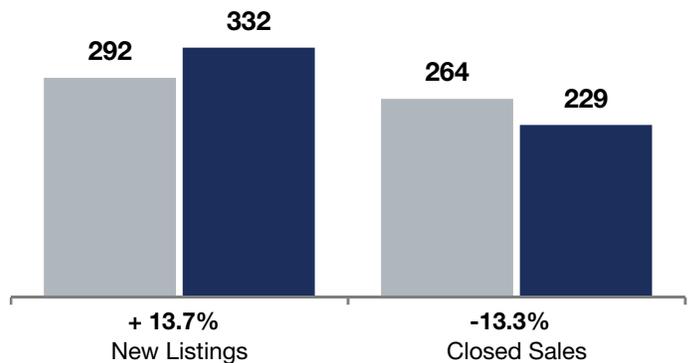
## February

■ 2025 ■ 2026



## Rolling 12 Months

■ 2025 ■ 2026



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

16-County Twin Cities Region

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.