

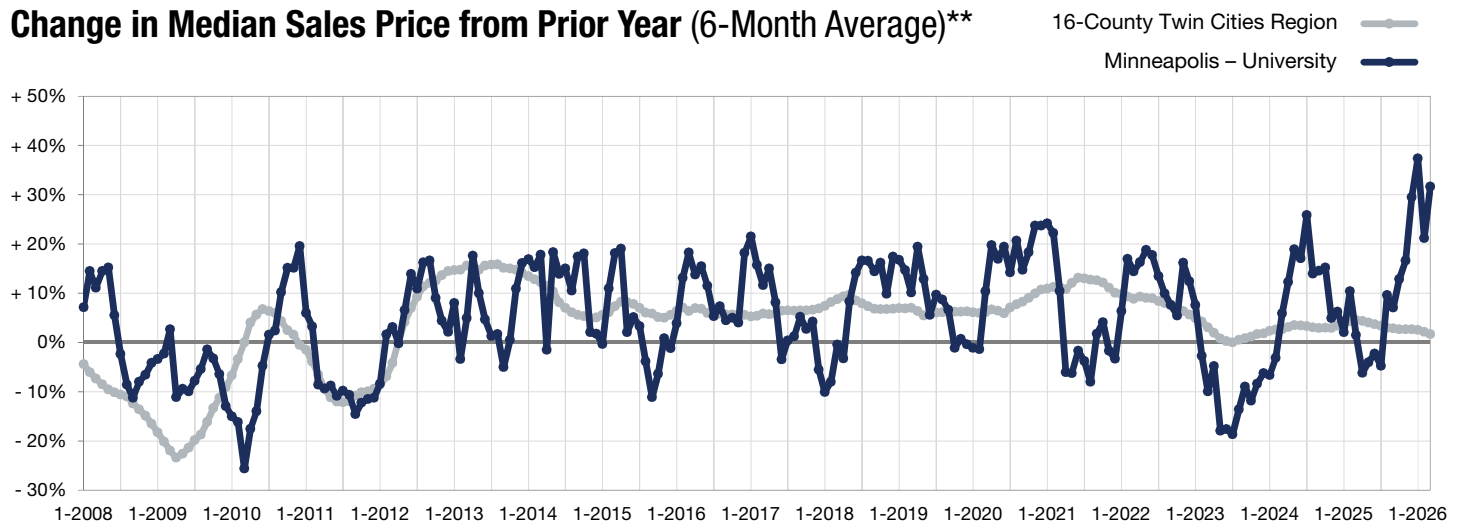
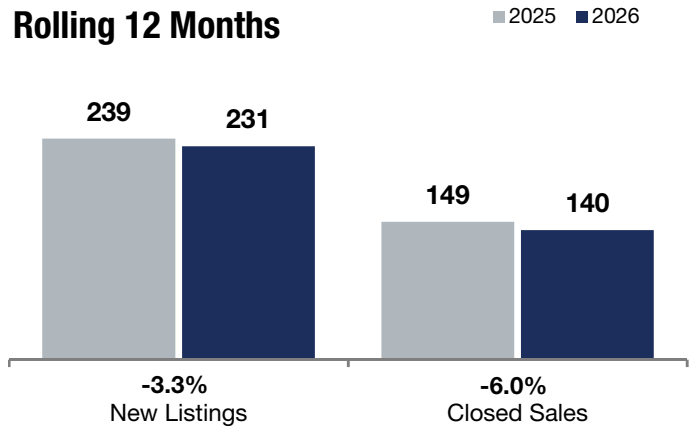
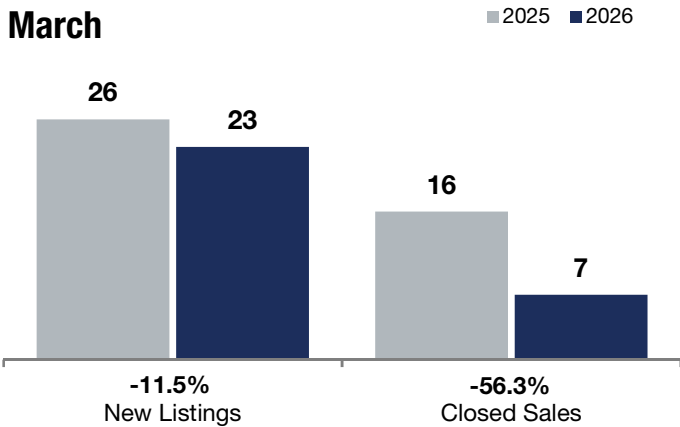
Minneapolis – University

- 11.5% **- 56.3%** **+ 12.5%**

Change in New Listings Change in Closed Sales Change in Median Sales Price

	March			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	26	23	-11.5%	239	231	-3.3%
Closed Sales	16	7	-56.3%	149	140	-6.0%
Median Sales Price*	\$320,000	\$360,000	+ 12.5%	\$345,000	\$345,500	+ 0.1%
Average Sales Price*	\$350,406	\$535,271	+ 52.8%	\$429,252	\$447,815	+ 4.3%
Price Per Square Foot*	\$259	\$316	+ 22.3%	\$273	\$269	-1.3%
Percent of Original List Price Received*	95.0%	95.7%	+ 0.7%	96.4%	94.8%	-1.7%
Days on Market Until Sale	117	93	-20.5%	65	70	+ 7.7%
Inventory of Homes for Sale	51	55	+ 7.8%	--	--	--
Months Supply of Inventory	4.1	4.7	+ 14.6%	--	--	--

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



** 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 – University

New Listings

	3-2025	3-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	4	5	+ 25.0%	24	31	+ 29.2%
Marcy Holmes	7	4	- 42.9%	49	53	+ 8.2%
Nicollet Island – East Bank	8	4	- 50.0%	81	65	- 19.8%
Prospect Pk - E River Rd	3	7	+ 133.3%	39	45	+ 15.4%
Southeast Como	4	3	- 25.0%	46	37	- 19.6%
University of MN	0	0	--	0	0	--

Closed Sales

	3-2025	3-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	1	0	- 100.0%	10	11	+ 10.0%
Marcy Holmes	4	1	- 75.0%	27	32	+ 18.5%
Nicollet Island – East Bank	5	3	- 40.0%	58	39	- 32.8%
Prospect Pk - E River Rd	3	2	- 33.3%	28	28	0.0%
Southeast Como	3	1	- 66.7%	26	30	+ 15.4%
University of MN	0	0	--	0	0	--

Median Sales Price

	3-2025	3-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	\$82,500	\$0	- 100.0%	\$164,950	\$120,000	- 27.3%
Marcy Holmes	\$463,000	\$825,000	+ 78.2%	\$415,000	\$372,450	- 10.3%
Nicollet Island – East Bank	\$310,000	\$525,000	+ 69.4%	\$490,000	\$585,000	+ 19.4%
Prospect Pk - E River Rd	\$330,000	\$307,500	- 6.8%	\$351,000	\$425,250	+ 21.2%
Southeast Como	\$251,000	\$321,900	+ 28.2%	\$267,500	\$299,000	+ 11.8%
University of MN	\$0	\$0	--	\$0	\$0	--

Days on Market Until Sale

	3-2025	3-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	371	0	- 100.0%	130	183	+ 40.8%
Marcy Holmes	107	19	- 82.2%	72	69	- 4.2%
Nicollet Island – East Bank	15	136	+ 806.7%	57	63	+ 10.5%
Prospect Pk - E River Rd	214	64	- 70.1%	59	50	- 15.3%
Southeast Como	118	99	- 16.1%	59	60	+ 1.7%
University of MN	0	0	--	0	0	--

Pct. Of Original Price Received

	3-2025	3-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	75.7%	0.0%	- 100.0%	85.2%	85.1%	- 0.1%
Marcy Holmes	100.1%	97.1%	- 3.0%	98.4%	96.3%	- 2.1%
Nicollet Island – East Bank	98.7%	94.9%	- 3.9%	97.8%	95.5%	- 2.4%
Prospect Pk - E River Rd	96.1%	96.0%	- 0.1%	97.1%	95.4%	- 1.8%
Southeast Como	87.1%	96.1%	+ 10.3%	94.6%	94.9%	+ 0.3%
University of MN	0.0%	0.0%	--	0.0%	0.0%	--

Inventory

Months Supply

	3-2025	3-2026	+ / -	3-2025	3-2026	+ / -
Cedar-Riverside	13	16	+ 23.1%	10.1	8.5	- 15.8%
Marcy Holmes	11	13	+ 18.2%	4.9	4.6	- 6.1%
Nicollet Island – East Bank	14	10	- 28.6%	2.8	3.3	+ 17.9%
Prospect Pk - E River Rd	5	13	+ 160.0%	1.9	4.6	+ 142.1%
Southeast Como	8	3	- 62.5%	3.6	1.2	- 66.7%
University of MN	0	0	--	0.0	0.0	--

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