

**- 33.3%**      **+ 100.0%**      **+ 37.0%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

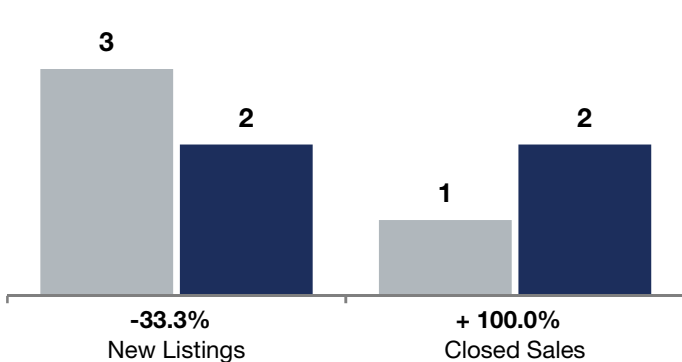
# Marshall Terrace

	April			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	3	2	-33.3%	14	17	+ 21.4%
Closed Sales	1	2	+ 100.0%	9	13	+ 44.4%
Median Sales Price*	\$250,000	<b>\$342,500</b>	+ 37.0%	\$300,000	<b>\$360,000</b>	+ 20.0%
Average Sales Price*	\$250,000	<b>\$342,500</b>	+ 37.0%	\$303,267	<b>\$353,115</b>	+ 16.4%
Price Per Square Foot*	\$272	<b>\$207</b>	-23.9%	\$228	<b>\$215</b>	-6.0%
Percent of Original List Price Received*	96.2%	<b>105.1%</b>	+ 9.3%	101.3%	<b>98.8%</b>	-2.5%
Days on Market Until Sale	66	<b>16</b>	-75.8%	31	<b>36</b>	+ 16.1%
Inventory of Homes for Sale	2	<b>1</b>	-50.0%	--	--	--
Months Supply of Inventory	1.6	<b>0.6</b>	-62.5%	--	--	--

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

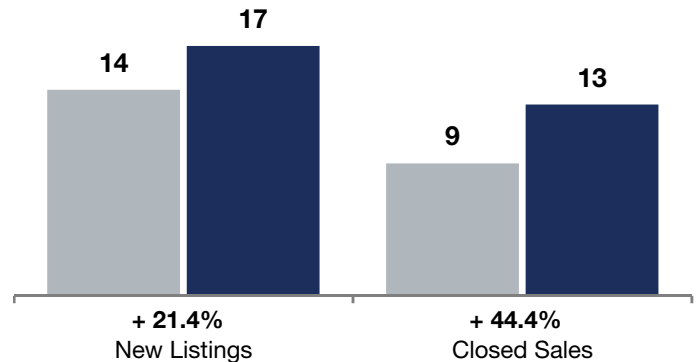
## April

■ 2025 ■ 2026



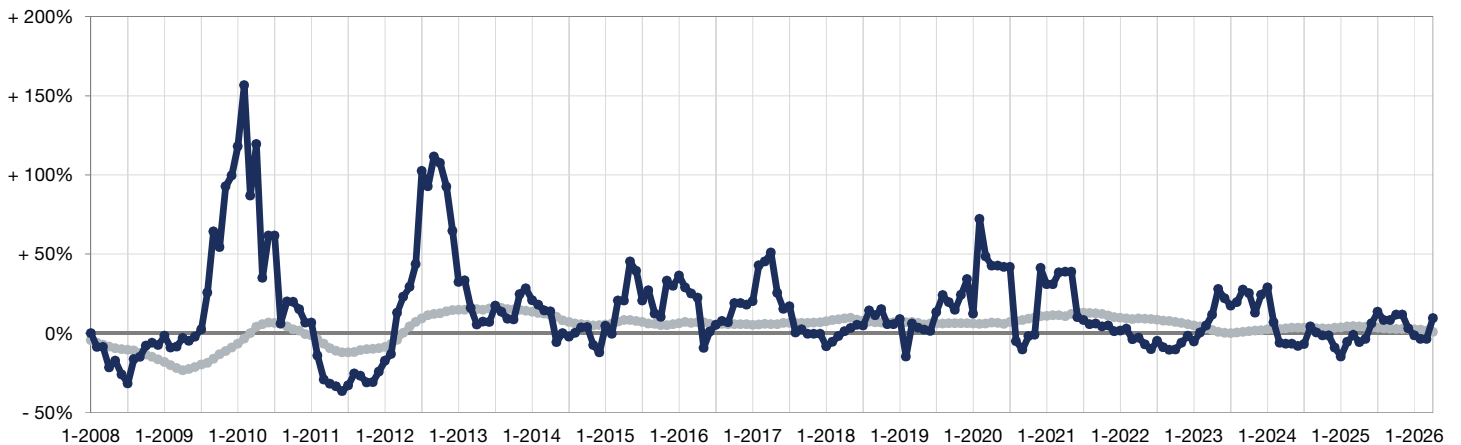
## Rolling 12 Months

■ 2025 ■ 2026



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

16-County Twin Cities Region —  
 Marshall Terrace —



\*\* 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.