

Minneapolis – University

- 26.1%

+ 10.0%

- 0.4%

Change in
New Listings

Change in
Closed Sales

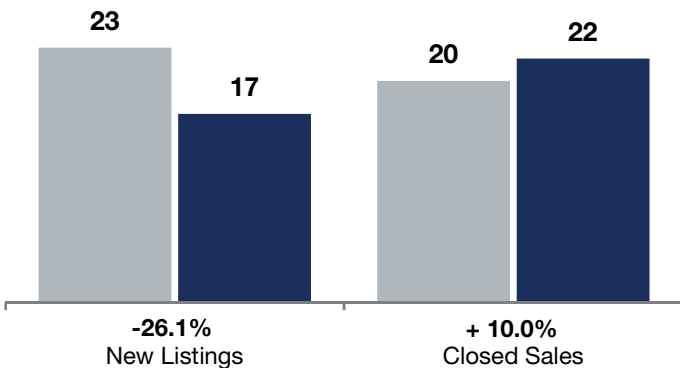
Change in
Median Sales Price

	June			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	23	17	-26.1%	228	252	+ 10.5%
Closed Sales	20	22	+ 10.0%	159	153	-3.8%
Median Sales Price*	\$313,900	\$312,500	-0.4%	\$330,000	\$350,000	+ 6.1%
Average Sales Price*	\$368,110	\$419,605	+ 14.0%	\$419,389	\$431,238	+ 2.8%
Price Per Square Foot*	\$252	\$272	+ 8.0%	\$270	\$262	-2.9%
Percent of Original List Price Received*	96.2%	96.7%	+ 0.5%	95.8%	94.3%	-1.6%
Days on Market Until Sale	63	82	+ 30.2%	66	92	+ 39.4%
Inventory of Homes for Sale	49	59	+ 20.4%	--	--	--
Months Supply of Inventory	3.8	4.6	+ 21.1%	--	--	--

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

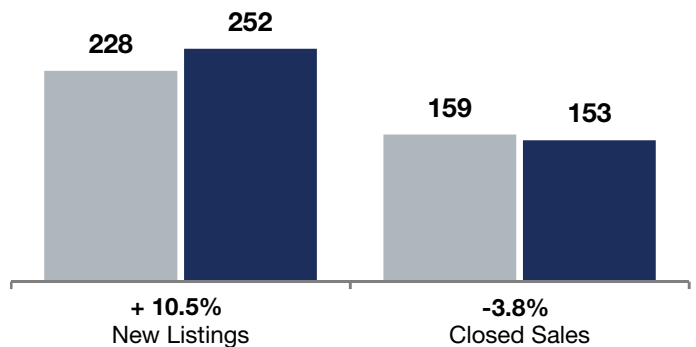
June

■ 2025 ■ 2026



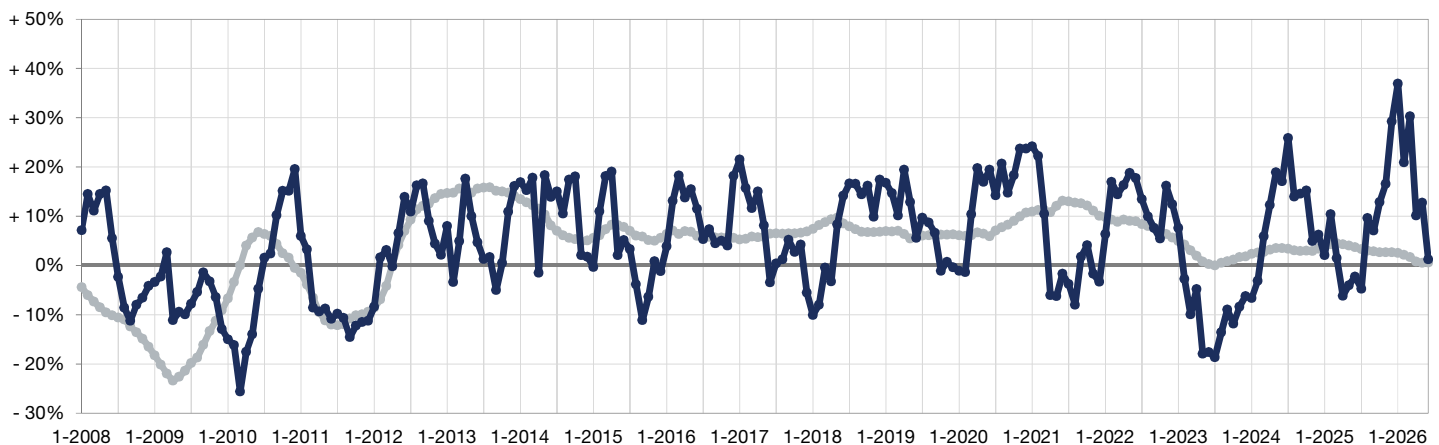
Rolling 12 Months

■ 2025 ■ 2026



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

16-County Twin Cities Region
Minneapolis – University



** 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

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	3	1	- 66.7%	28	25	- 10.7%
Marcy Holmes	5	4	- 20.0%	48	50	+ 4.2%
Nicollet Island – East Bank	7	3	- 57.1%	67	76	+ 13.4%
Prospect Pk - E River Rd	3	3	0.0%	41	50	+ 22.0%
Southeast Como	5	6	+ 20.0%	44	51	+ 15.9%
University of MN	0	0	--	0	0	--

Closed Sales

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	2	2	0.0%	11	18	+ 63.6%
Marcy Holmes	5	1	- 80.0%	35	31	- 11.4%
Nicollet Island – East Bank	7	7	0.0%	55	45	- 18.2%
Prospect Pk - E River Rd	5	7	+ 40.0%	29	31	+ 6.9%
Southeast Como	1	5	+ 400.0%	29	28	- 3.4%
University of MN	0	0	--	0	0	--

Median Sales Price

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	\$191,400	\$147,500	- 22.9%	\$164,900	\$126,000	- 23.6%
Marcy Holmes	\$315,000	\$295,000	- 6.3%	\$389,900	\$379,900	- 2.6%
Nicollet Island – East Bank	\$295,000	\$560,000	+ 89.8%	\$475,000	\$475,000	0.0%
Prospect Pk - E River Rd	\$415,000	\$492,000	+ 18.6%	\$387,000	\$492,000	+ 27.1%
Southeast Como	\$310,000	\$275,000	- 11.3%	\$273,000	\$297,395	+ 8.9%
University of MN	\$0	\$0	--	\$0	\$0	--

Days on Market Until Sale

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	285	295	+ 3.5%	151	188	+ 24.5%
Marcy Holmes	41	30	- 26.8%	61	99	+ 62.3%
Nicollet Island – East Bank	26	45	+ 73.1%	53	100	+ 88.7%
Prospect Pk - E River Rd	42	68	+ 61.9%	70	47	- 32.9%
Southeast Como	0	76	--	62	64	+ 3.2%
University of MN	0	0	--	0	0	--

Pct. Of Original Price Received

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Cedar-Riverside	91.2%	90.0%	- 1.3%	87.3%	87.6%	+ 0.3%
Marcy Holmes	97.2%	102.1%	+ 5.0%	98.3%	94.7%	- 3.7%
Nicollet Island – East Bank	96.5%	96.8%	+ 0.3%	97.0%	94.2%	- 2.9%
Prospect Pk - E River Rd	97.1%	93.0%	- 4.2%	96.2%	95.8%	- 0.4%
Southeast Como	0.0%	103.1%	--	93.5%	96.3%	+ 3.0%
University of MN	0.0%	0.0%	--	0.0%	0.0%	--

Inventory

Months Supply

	6-2025	6-2026	+ / -	6-2025	6-2026	+ / -
Cedar-Riverside	16	9	- 43.8%	12.0	4.3	- 64.2%
Marcy Holmes	9	10	+ 11.1%	3.1	4.1	+ 32.3%
Nicollet Island – East Bank	9	11	+ 22.2%	2.0	3.0	+ 50.0%
Prospect Pk - E River Rd	6	16	+ 166.7%	2.1	5.3	+ 152.4%
Southeast Como	9	13	+ 44.4%	4.2	4.6	+ 9.5%
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.