

Saint Paul

- 5.2%

Change in
New Listings

+ 7.8%

Change in
Closed Sales

+ 1.6%

Change in
Median Sales Price

	June			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	385	365	-5.2%	3,557	3,812	+ 7.2%
Closed Sales	296	319	+ 7.8%	2,665	2,716	+ 1.9%
Median Sales Price*	\$320,000	\$325,000	+ 1.6%	\$300,000	\$300,000	0.0%
Average Sales Price*	\$384,525	\$392,535	+ 2.1%	\$355,969	\$361,160	+ 1.5%
Price Per Square Foot*	\$219	\$225	+ 2.5%	\$213	\$216	+ 1.6%
Percent of Original List Price Received*	101.0%	99.6%	-1.4%	99.3%	98.9%	-0.4%
Days on Market Until Sale	31	44	+ 41.9%	43	46	+ 7.0%
Inventory of Homes for Sale	519	545	+ 5.0%	--	--	--
Months Supply of Inventory	2.3	2.4	+ 4.3%	--	--	--

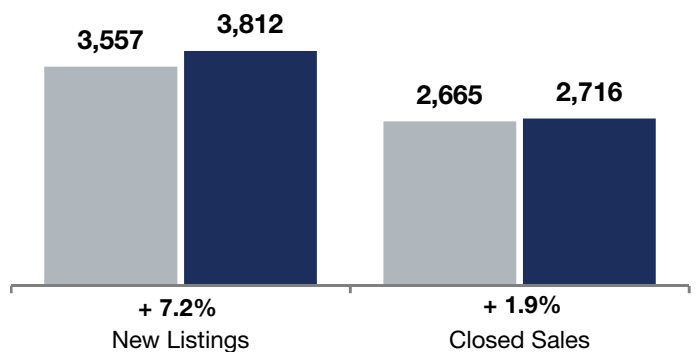
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

June

■ 2025 ■ 2026

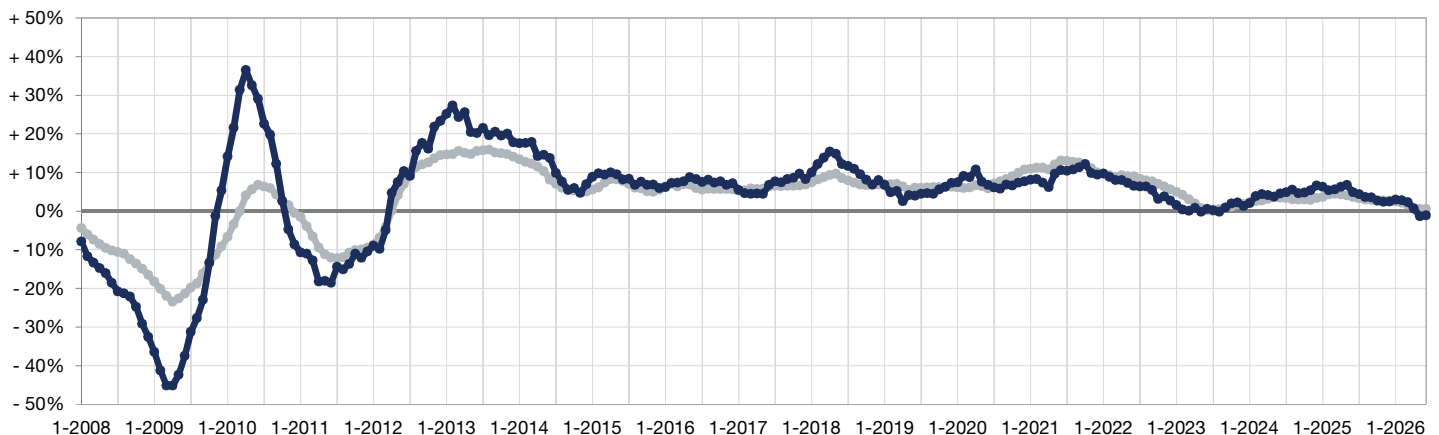
Rolling 12 Months

■ 2025 ■ 2026



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

16-County Twin Cities Region —
Saint Paul —



** 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.

Local Market Update – June 2026

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



New Listings

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Battle Creek – Highwood	21	22	+ 4.8%	212	227	+ 7.1%
Como Park	26	19	- 26.9%	204	198	- 2.9%
Dayton's Bluff	14	22	+ 57.1%	171	219	+ 28.1%
Downtown – St Paul	19	21	+ 10.5%	235	226	- 3.8%
Greater East Side	37	39	+ 5.4%	344	411	+ 19.5%
Hamline-Midway	10	17	+ 70.0%	121	161	+ 33.1%
Highland Park	38	27	- 28.9%	404	401	- 0.7%
Merriam Pk / Lexington-Hamline	18	17	- 5.6%	160	167	+ 4.4%
Macalester-Groveland	33	26	- 21.2%	279	265	- 5.0%
North End	34	21	- 38.2%	223	219	- 1.8%
Payne-Phalen	45	42	- 6.7%	319	377	+ 18.2%
St. Anthony Park	12	4	- 66.7%	88	87	- 1.1%
Summit Hill	12	17	+ 41.7%	126	130	+ 3.2%
Summit-University	30	21	- 30.0%	233	242	+ 3.9%
Thomas-Dale (Frogtown)	11	14	+ 27.3%	118	132	+ 11.9%
West Seventh	14	18	+ 28.6%	145	174	+ 20.0%
West Side	11	19	+ 72.7%	178	178	0.0%

Closed Sales

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
	22	13	- 40.9%	184	161	- 12.5%
	20	18	- 10.0%	169	166	- 1.8%
	17	14	- 17.6%	142	158	+ 11.3%
	5	13	+ 160.0%	74	90	+ 21.6%
	26	27	+ 3.8%	260	300	+ 15.4%
	12	17	+ 41.7%	122	129	+ 5.7%
	45	42	- 6.7%	316	300	- 5.1%
	15	14	- 6.7%	129	127	- 1.6%
	28	31	+ 10.7%	234	225	- 3.8%
	17	18	+ 5.9%	152	160	+ 5.3%
	23	28	+ 21.7%	233	251	+ 7.7%
	7	11	+ 57.1%	64	56	- 12.5%
	12	11	- 8.3%	92	98	+ 6.5%
	16	22	+ 37.5%	148	166	+ 12.2%
	11	9	- 18.2%	90	86	- 4.4%
	8	18	+ 125.0%	112	117	+ 4.5%
	13	13	0.0%	144	122	- 15.3%

Median Sales Price

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Battle Creek – Highwood	\$310,000	\$299,900	- 3.3%	\$295,000	\$299,900	+ 1.7%
Como Park	\$347,500	\$369,950	+ 6.5%	\$335,000	\$360,000	+ 7.5%
Dayton's Bluff	\$245,000	\$241,750	- 1.3%	\$235,000	\$250,000	+ 6.4%
Downtown – St Paul	\$185,000	\$187,000	+ 1.1%	\$196,500	\$185,000	- 5.9%
Greater East Side	\$280,000	\$281,000	+ 0.4%	\$263,000	\$269,995	+ 2.7%
Hamline-Midway	\$292,500	\$340,000	+ 16.2%	\$285,000	\$300,000	+ 5.3%
Highland Park	\$495,000	\$540,000	+ 9.1%	\$450,000	\$514,139	+ 14.3%
Merriam Pk / Lexington-Hamline	\$496,000	\$509,500	+ 2.7%	\$425,000	\$438,000	+ 3.1%
Macalester-Groveland	\$425,000	\$500,000	+ 17.6%	\$446,250	\$455,000	+ 2.0%
North End	\$236,000	\$208,950	- 11.5%	\$224,500	\$245,000	+ 9.1%
Payne-Phalen	\$280,000	\$246,998	- 11.8%	\$257,500	\$250,000	- 2.9%
St. Anthony Park	\$725,000	\$449,000	- 38.1%	\$353,000	\$339,500	- 3.8%
Summit Hill	\$600,000	\$535,000	- 10.8%	\$532,500	\$705,000	+ 32.4%
Summit-University	\$253,500	\$367,500	+ 45.0%	\$290,000	\$325,500	+ 12.2%
Thomas-Dale (Frogtown)	\$250,000	\$233,600	- 6.6%	\$237,500	\$244,950	+ 3.1%
West Seventh	\$321,250	\$271,500	- 15.5%	\$320,000	\$280,000	- 12.5%
West Side	\$310,000	\$260,000	- 16.1%	\$275,450	\$274,000	- 0.5%

Days on Market Until Sale

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
	23	54	+ 134.8%	35	43	+ 22.9%
	36	10	- 72.2%	29	25	- 13.8%
	33	30	- 9.1%	39	42	+ 7.7%
	212	179	- 15.6%	191	171	- 10.5%
	22	38	+ 72.7%	33	40	+ 21.2%
	23	16	- 30.4%	29	41	+ 41.4%
	19	32	+ 68.4%	35	30	- 14.3%
	37	47	+ 27.0%	39	42	+ 7.7%
	23	32	+ 39.1%	35	38	+ 8.6%
	24	61	+ 154.2%	33	49	+ 48.5%
	38	37	- 2.6%	35	40	+ 14.3%
	18	87	+ 383.3%	57	62	+ 8.8%
	28	34	+ 21.4%	73	60	- 17.8%
	55	44	- 20.0%	69	57	- 17.4%
	25	23	- 8.0%	43	46	+ 7.0%
	61	37	- 39.3%	49	40	- 18.4%
	14	51	+ 264.3%	35	44	+ 25.7%

Pct. Of Original Price Received

	6-2025	6-2026	+ / -	Prior Year R12*	Current R12*	+ / -
Battle Creek – Highwood	100.8%	101.7%	+ 0.9%	99.9%	99.1%	- 0.8%
Como Park	102.4%	102.4%	0.0%	101.2%	101.5%	+ 0.3%
Dayton's Bluff	99.0%	98.0%	- 1.0%	97.7%	97.3%	- 0.4%
Downtown – St Paul	93.2%	95.1%	+ 2.0%	91.9%	92.0%	+ 0.1%
Greater East Side	100.5%	99.1%	- 1.4%	100.0%	98.9%	- 1.1%
Hamline-Midway	102.0%	101.7%	- 0.3%	100.5%	99.5%	- 1.0%
Highland Park	102.9%	100.4%	- 2.4%	100.1%	100.1%	0.0%
Merriam Pk / Lexington-Hamline	99.2%	99.9%	+ 0.7%	98.5%	100.5%	+ 2.0%
Macalester-Groveland	103.0%	100.1%	- 2.8%	100.4%	100.9%	+ 0.5%
North End	102.3%	96.7%	- 5.5%	99.7%	98.6%	- 1.1%
Payne-Phalen	101.9%	100.4%	- 1.5%	99.4%	98.7%	- 0.7%
St. Anthony Park	101.0%	98.0%	- 3.0%	99.2%	96.8%	- 2.4%
Summit Hill	99.3%	98.4%	- 0.9%	96.8%	97.2%	+ 0.4%
Summit-University	97.5%	99.9%	+ 2.5%	98.1%	98.1%	0.0%
Thomas-Dale (Frogtown)	99.5%	100.5%	+ 1.0%	98.9%	98.4%	- 0.5%
West Seventh	96.5%	97.9%	+ 1.5%	99.4%	99.1%	- 0.3%
West Side	102.9%	99.3%	- 3.5%	100.0%	97.8%	- 2.2%

Inventory

	6-2025	6-2026	+ / -	6-2025	6-2026	+ / -
	26	26	0.0%	1.8	1.9	+ 5.6%
	20	16	- 20.0%	1.4	1.2	- 14.3%
	21	28	+ 33.3%	1.7	2.2	+ 29.4%
	82	87	+ 6.1%	13.7	11.9	- 13.1%
	33	57	+ 72.7%	1.5	2.3	+ 53.3%
	13	11	- 15.4%	1.4	1.0	- 28.6%
	45	43	- 4.4%	1.7	1.7	0.0%
	27	20	- 25.9%	2.7	1.8	- 33.3%
	30	24	- 20.0%	1.5	1.3	- 13.3%
	35	28	- 20.0%	2.6	2.1	- 19.2%
	51	65	+ 27.5%	2.6	3.1	+ 19.2%
	15	11	- 26.7%	2.8	2.3	- 17.9%
	25	23	- 8.0%	3.2	2.9	- 9.4%
	46	38	- 17.4%	3.7	2.7	- 27.0%
	15	18	+ 20.0%	2.0	2.5	+ 25.0%
	17	23	+ 35.3%	1.7	2.4	+ 41.2%
	18	27	+ 50.0%	1.5	2.7	+ 80.0%

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