

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



East Bethel

+ 4.8%

Change in
New Listings

- 13.6%

Change in
Closed Sales

- 11.0%

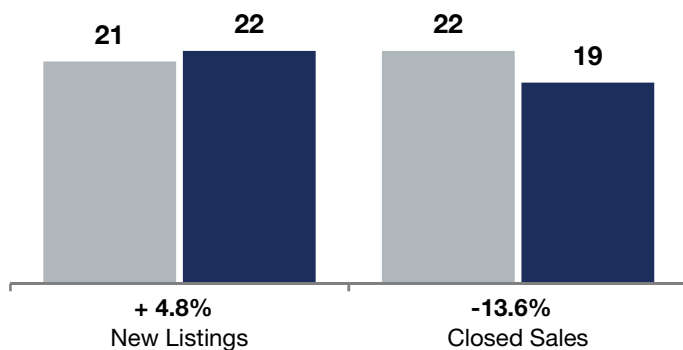
Change in
Median Sales Price

	August			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	21	22	+ 4.8%	180	223	+ 23.9%
Closed Sales	22	19	-13.6%	137	172	+ 25.5%
Median Sales Price*	\$449,450	\$399,900	-11.0%	\$410,000	\$415,000	+ 1.2%
Average Sales Price*	\$438,847	\$428,308	-2.4%	\$429,758	\$443,575	+ 3.2%
Price Per Square Foot*	\$235	\$197	-16.3%	\$220	\$220	-0.3%
Percent of Original List Price Received*	101.1%	100.6%	-0.5%	98.7%	98.3%	-0.4%
Days on Market Until Sale	40	34	-15.0%	48	57	+ 18.8%
Inventory of Homes for Sale	40	45	+ 12.5%	--	--	--
Months Supply of Inventory	3.7	3.1	-16.2%	--	--	--

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

August

■ 2025 ■ 2026



Rolling 12 Months

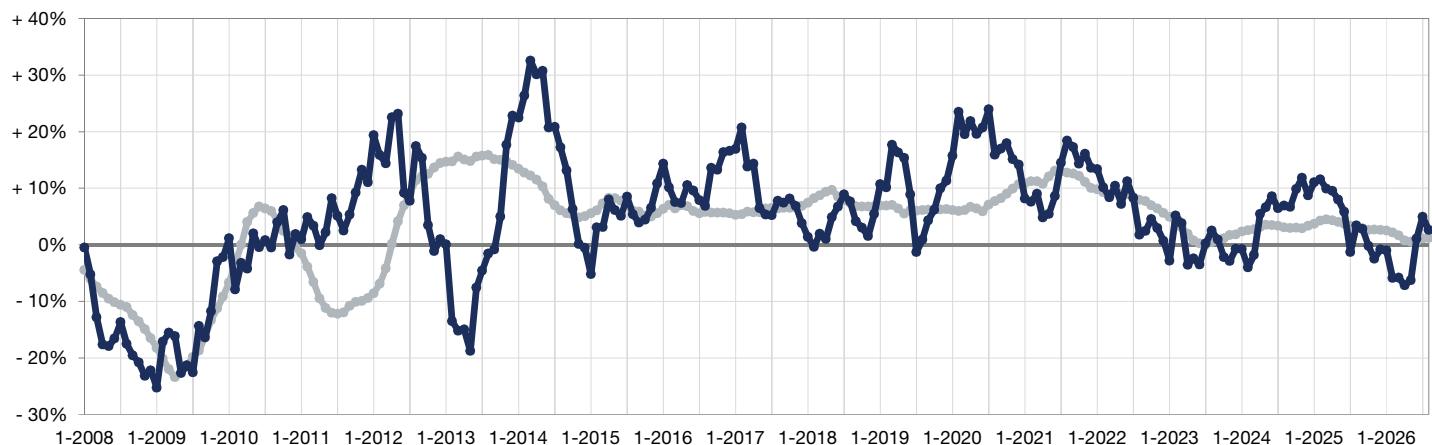
■ 2025 ■ 2026



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

16-County Twin Cities Region

East Bethel



** 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.