

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



Kanabec County

- 2.9%

Change in
New Listings

0.0%

Change in
Closed Sales

+ 3.1%

Change in
Median Sales Price

	August			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	34	33	-2.9%	267	287	+ 7.5%
Closed Sales	21	21	0.0%	209	208	-0.5%
Median Sales Price*	\$308,500	\$318,000	+ 3.1%	\$265,000	\$287,750	+ 8.6%
Average Sales Price*	\$312,674	\$360,871	+ 15.4%	\$296,475	\$321,011	+ 8.3%
Price Per Square Foot*	\$176	\$226	+ 28.4%	\$200	\$198	-0.9%
Percent of Original List Price Received*	96.2%	97.2%	+ 1.0%	97.6%	97.2%	-0.4%
Days on Market Until Sale	55	51	-7.3%	48	49	+ 2.1%
Inventory of Homes for Sale	41	63	+ 53.7%	--	--	--
Months Supply of Inventory	2.2	3.8	+ 72.7%	--	--	--

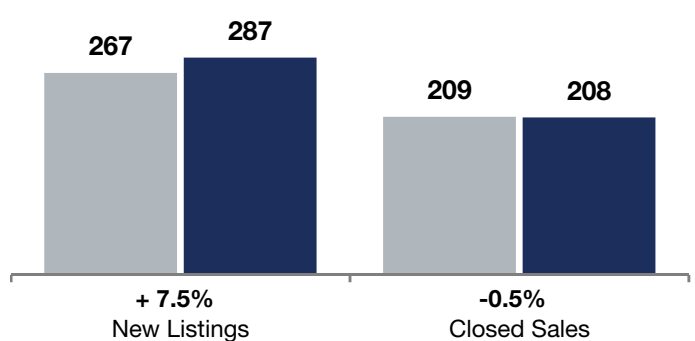
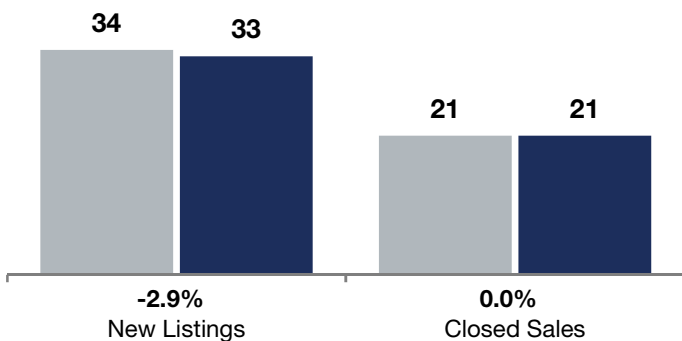
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

August

■ 2025 ■ 2026

Rolling 12 Months

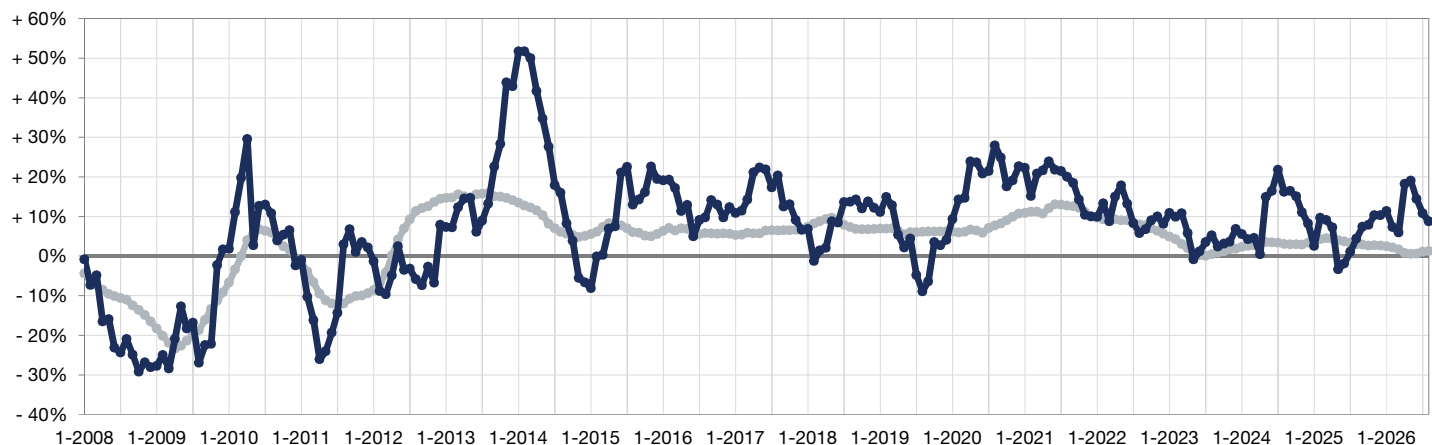
■ 2025 ■ 2026



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

16-County Twin Cities Region

Kanabec County



** 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.