

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



North St. Paul

- 4.5%

+ 76.9%

+ 6.3%

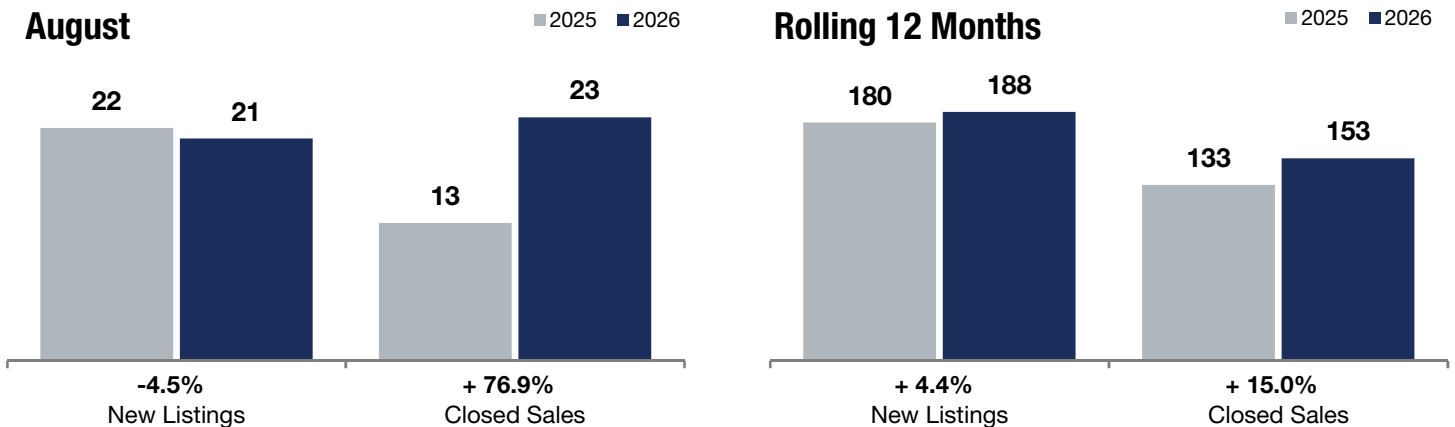
Change in
New Listings

Change in
Closed Sales

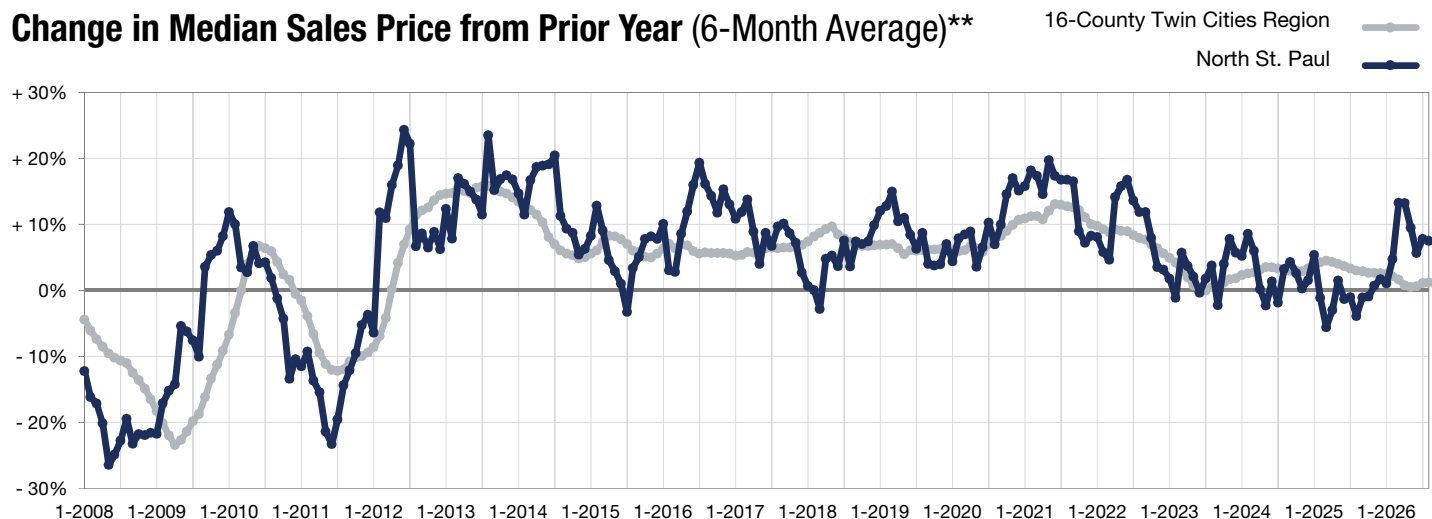
Change in
Median Sales Price

	August			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	22	21	-4.5%	180	188	+ 4.4%
Closed Sales	13	23	+ 76.9%	133	153	+ 15.0%
Median Sales Price*	\$315,000	\$335,000	+ 6.3%	\$315,000	\$335,000	+ 6.3%
Average Sales Price*	\$356,377	\$339,691	-4.7%	\$329,793	\$331,941	+ 0.7%
Price Per Square Foot*	\$196	\$186	-5.1%	\$197	\$205	+ 4.0%
Percent of Original List Price Received*	101.6%	98.9%	-2.7%	99.8%	99.5%	-0.3%
Days on Market Until Sale	26	57	+ 119.2%	35	47	+ 34.3%
Inventory of Homes for Sale	30	35	+ 16.7%	--	--	--
Months Supply of Inventory	2.6	2.8	+ 7.7%	--	--	--

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



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



** 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.