

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



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- 44.4%

+ 100.0%

- 4.4%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

August

Rolling 12 Months

	2025	2026	+ / -	2025	2026	+ / -
New Listings	9	5	-44.4%	76	89	+ 17.1%
Closed Sales	3	6	+ 100.0%	63	62	-1.6%
Median Sales Price*	\$330,000	\$315,500	-4.4%	\$317,000	\$340,000	+ 7.3%
Average Sales Price*	\$377,467	\$317,733	-15.8%	\$337,615	\$360,187	+ 6.7%
Price Per Square Foot*	\$240	\$182	-24.5%	\$180	\$190	+ 5.2%
Percent of Original List Price Received*	99.5%	98.5%	-1.0%	98.3%	97.8%	-0.5%
Days on Market Until Sale	159	26	-83.6%	77	71	-7.8%
Inventory of Homes for Sale	15	23	+ 53.3%	--	--	--
Months Supply of Inventory	3.1	4.1	+ 32.3%	--	--	--

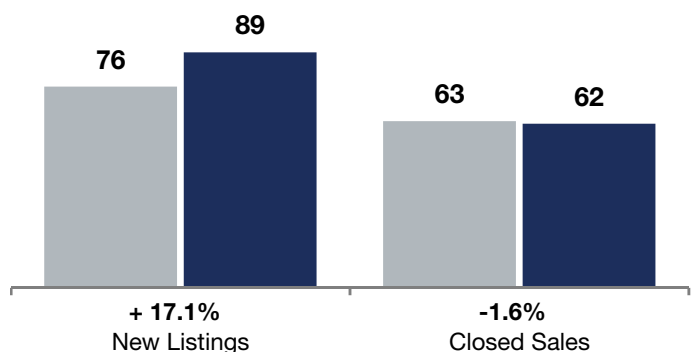
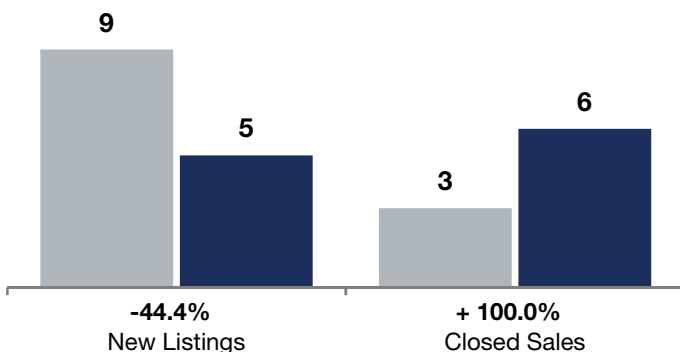
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

August

■ 2025 ■ 2026

Rolling 12 Months

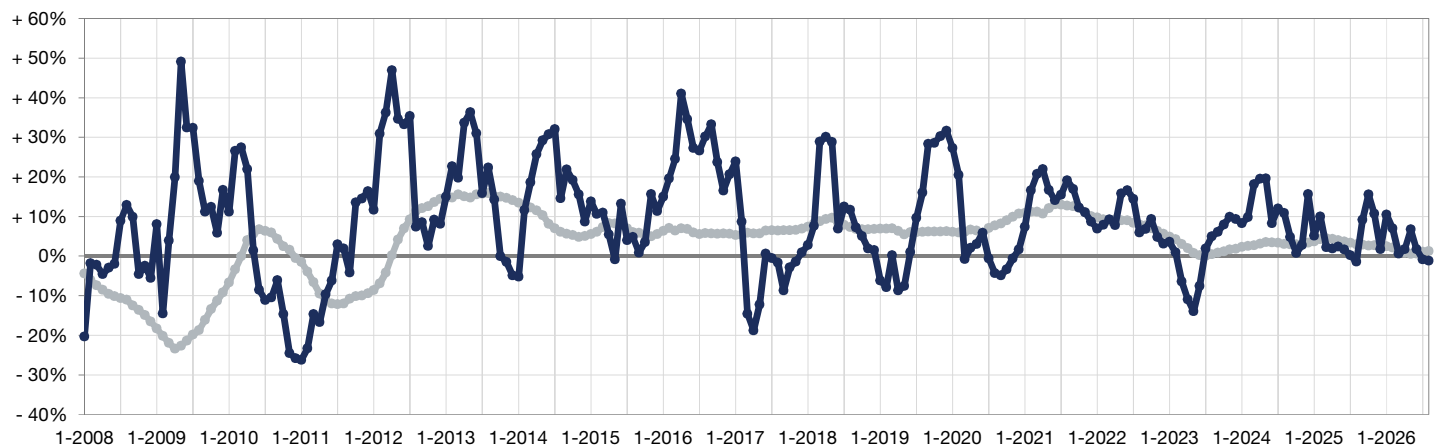
■ 2025 ■ 2026



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

16-County Twin Cities Region

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** 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.