

# Local Market Update – February 2018

A RESEARCH TOOL PROVIDED BY THE MINNEAPOLIS AREA ASSOCIATION OF REALTORS®



MINNEAPOLIS AREA Association  
of REALTORS®

## Carver County

**- 5.2%**

Change in  
New Listings

**- 26.7%**

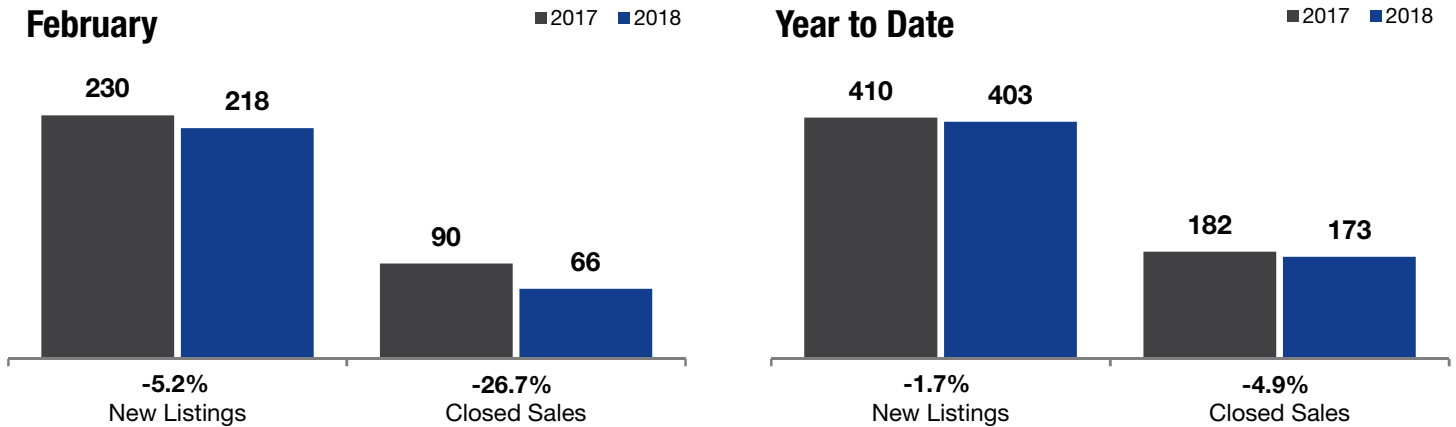
Change in  
Closed Sales

**- 1.6%**

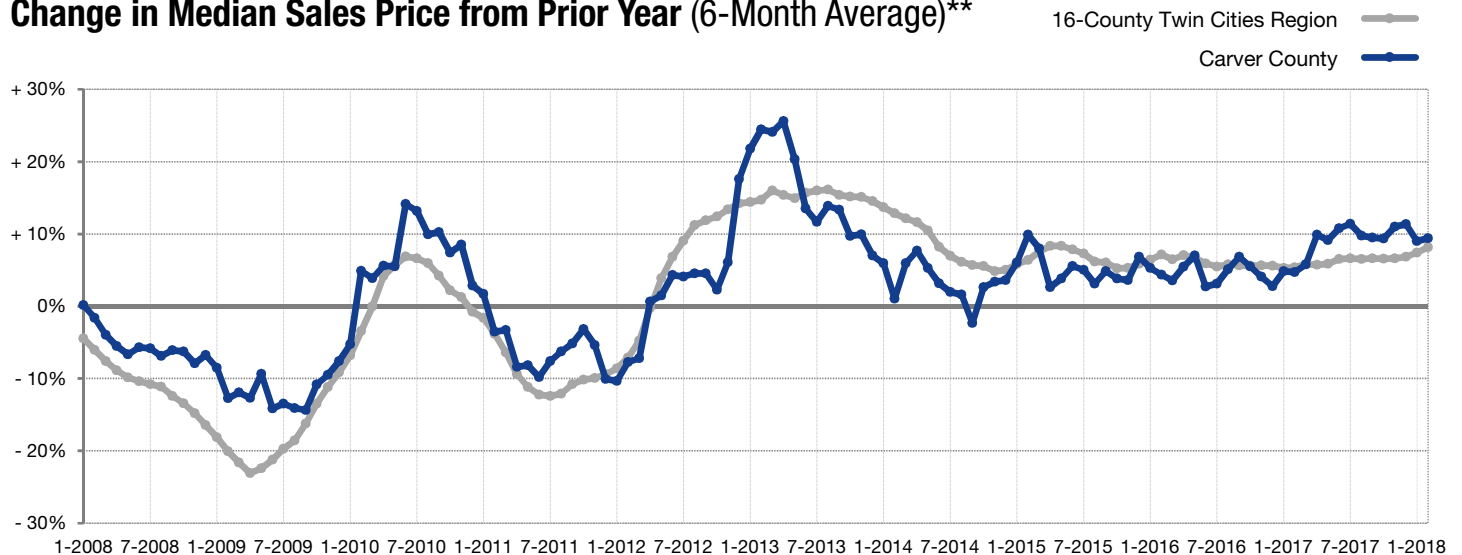
Change in  
Median Sales Price

|  | February  |                  |        | Year to Date |                  |         |
|--|-----------|------------------|--------|--------------|------------------|---------|
|  | 2017      | 2018             | + / -  | 2017         | 2018             | + / -   |
| New Listings                             | 230       | 218              | -5.2%  | 410          | 403              | -1.7%   |
| Closed Sales                             | 90        | 66               | -26.7% | 182          | 173              | -4.9%   |
| Median Sales Price*                      | \$290,000 | <b>\$285,500</b> | -1.6%  | \$293,750    | <b>\$293,369</b> | -0.1%   |
| Average Sales Price*                     | \$315,086 | <b>\$310,110</b> | -1.6%  | \$319,101    | <b>\$358,769</b> | + 12.4% |
| Price Per Square Foot*                   | \$134     | <b>\$135</b>     | + 0.6% | \$132        | <b>\$135</b>     | + 2.5%  |
| Percent of Original List Price Received* | 97.2%     | <b>96.7%</b>     | -0.5%  | 97.0%        | <b>96.7%</b>     | -0.3%   |
| Days on Market Until Sale                | 77        | <b>83</b>        | + 7.8% | 78           | <b>79</b>        | + 1.3%  |
| Inventory of Homes for Sale              | 431       | <b>394</b>       | -8.6%  | --           | --               | --      |
| Months Supply of Inventory               | 2.5       | <b>2.2</b>       | -12.0% | --           | --               | --      |

\* 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. | Current as of March 8, 2018. All data from NorthstarMLS. | Powered by ShowingTime.