

Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



Ham Lake

+ 177.8%

+ 44.4%

+ 13.6%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

February

Rolling 12 Months

	2023	2024	+ / -	2023	2024	+ / -
New Listings	9	25	+ 177.8%	244	243	-0.4%
Closed Sales	9	13	+ 44.4%	180	153	-15.0%
Median Sales Price*	\$390,000	\$443,000	+ 13.6%	\$500,500	\$510,000	+ 1.9%
Average Sales Price*	\$476,294	\$574,523	+ 20.6%	\$551,884	\$564,451	+ 2.3%
Price Per Square Foot*	\$216	\$228	+ 5.6%	\$204	\$204	+ 0.4%
Percent of Original List Price Received*	99.4%	95.7%	-3.7%	100.4%	98.6%	-1.8%
Days on Market Until Sale	86	160	+ 86.0%	38	65	+ 71.1%
Inventory of Homes for Sale	30	43	+ 43.3%	--	--	--
Months Supply of Inventory	2.0	3.4	+ 70.0%	--	--	--

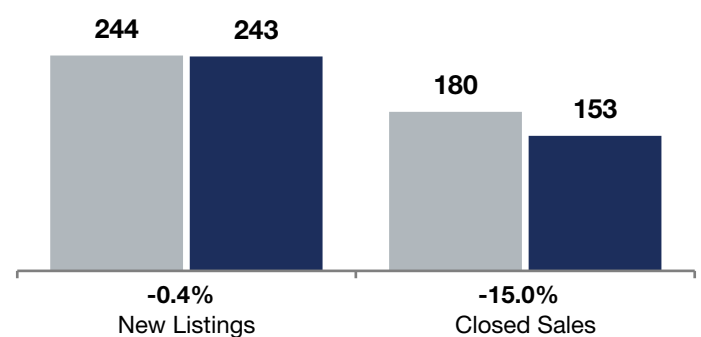
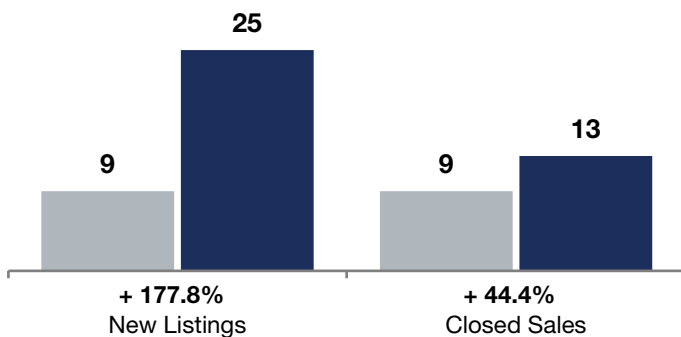
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

February

■ 2023 ■ 2024

Rolling 12 Months

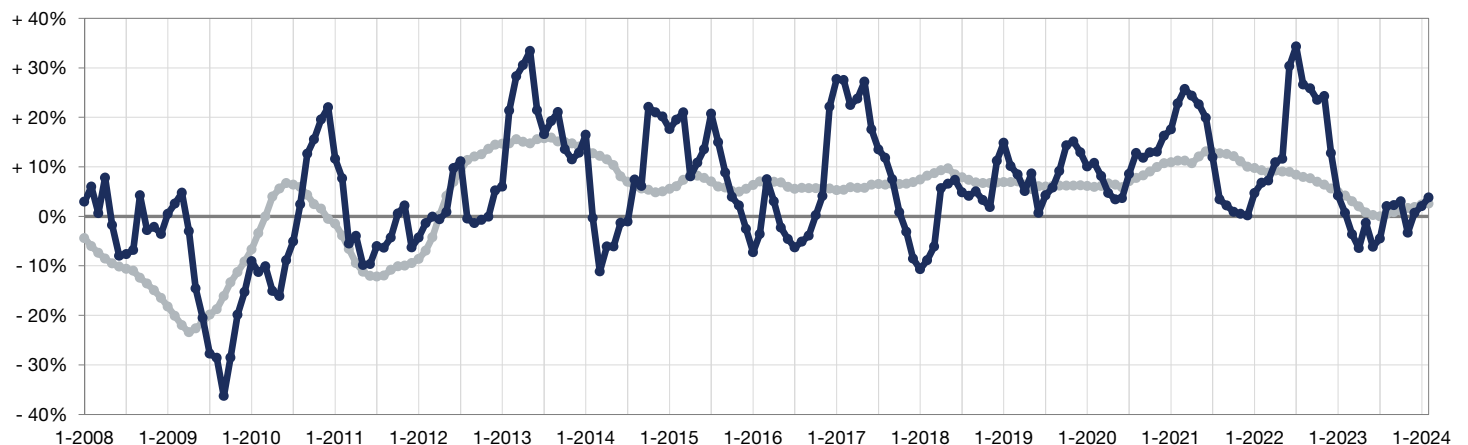
■ 2023 ■ 2024



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

16-County Twin Cities Region

Ham Lake



** 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 7, 2024. All data from NorthstarMLS. | Copyright ShowingTime.