

Local Market Update – September 2017

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



MINNEAPOLIS AREA Association
of REALTORS®

Minneapolis – Northeast

- 20.3%

- 20.4%

+ 4.7%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

September

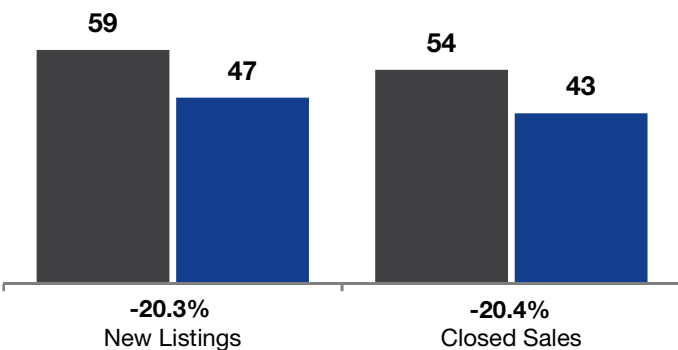
Year to Date

	2016	2017	+ / -	2016	2017	+ / -
New Listings	59	47	-20.3%	520	498	-4.2%
Closed Sales	54	43	-20.4%	451	421	-6.7%
Median Sales Price*	\$215,000	\$225,000	+ 4.7%	\$219,000	\$235,000	+ 7.3%
Average Sales Price*	\$232,315	\$247,250	+ 6.4%	\$222,837	\$240,164	+ 7.8%
Price Per Square Foot*	\$153	\$170	+ 11.6%	\$152	\$170	+ 11.5%
Percent of Original List Price Received*	99.7%	100.9%	+ 1.2%	100.3%	101.6%	+ 1.3%
Days on Market Until Sale	36	23	-36.1%	40	24	-40.0%
Inventory of Homes for Sale	68	58	-14.7%	--	--	--
Months Supply of Inventory	1.4	1.3	-7.1%	--	--	--

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

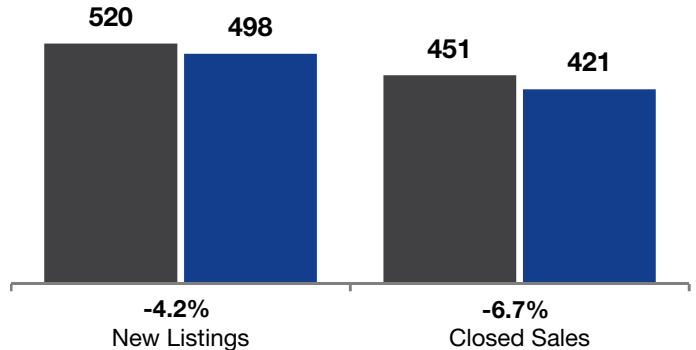
September

■ 2016 ■ 2017



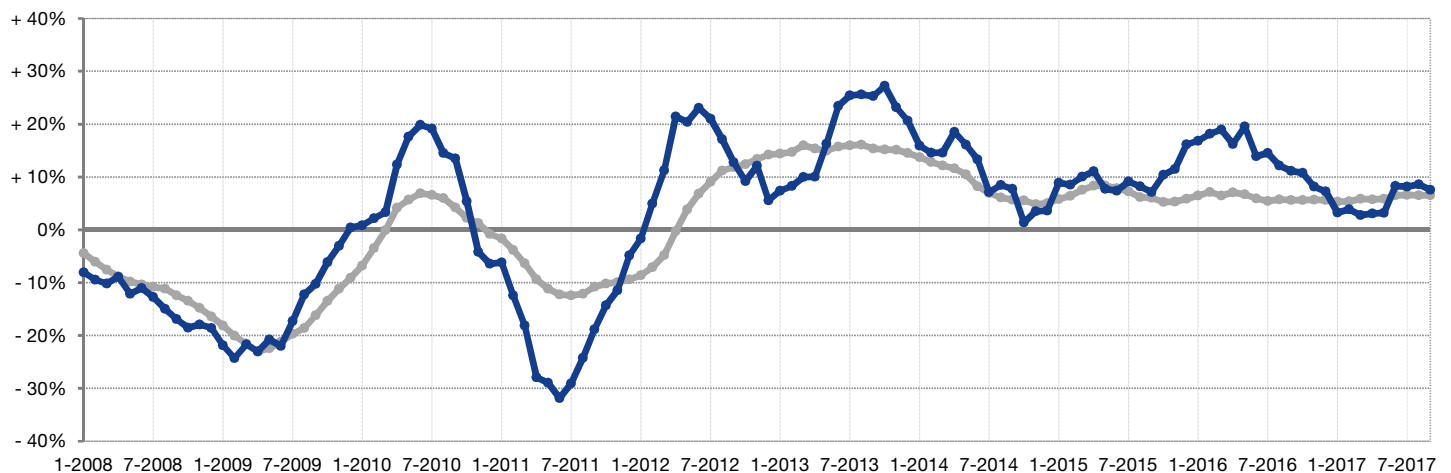
Year to Date

■ 2016 ■ 2017



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

16-County Twin Cities Region —
Minneapolis – Northeast —



** 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 October 9, 2017. All data from NorthstarMLS. | Powered by ShowingTime.

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Neighborhoods of Minneapolis – Northeast

New Listings

	9-2016	9-2017	+ / -	YTD 2016	YTD 2017	+ / -
Audubon Park	12	10	- 16.7%	95	94	- 1.1%
Beltrami	2	2	0.0%	6	13	+ 116.7%
Bottineau	1	3	+ 200.0%	15	14	- 6.7%
Columbia Park	2	1	- 50.0%	30	33	+ 10.0%
Holland	3	3	0.0%	42	40	- 4.8%
Logan Park	3	0	- 100.0%	17	10	- 41.2%
Marshall Terrace	1	3	+ 200.0%	14	22	+ 57.1%
Northeast Park	2	1	- 50.0%	9	9	0.0%
Sheridan	3	1	- 66.7%	20	20	0.0%
St. Anthony East	4	0	- 100.0%	22	24	+ 9.1%
St. Anthony West	5	3	- 40.0%	22	21	- 4.5%
Waite Park	13	13	0.0%	159	139	- 12.6%
Windom Park	8	7	- 12.5%	69	59	- 14.5%

Closed Sales

	9-2016	9-2017	+ / -	YTD 2016	YTD 2017	+ / -
Audubon Park	8	6	- 25.0%	86	81	- 5.8%
Beltrami	1	3	+ 200.0%	6	12	+ 100.0%
Bottineau	6	0	- 100.0%	17	12	- 29.4%
Columbia Park	3	4	+ 33.3%	30	30	0.0%
Holland	4	5	+ 25.0%	41	33	- 19.5%
Logan Park	3	0	- 100.0%	13	9	- 30.8%
Marshall Terrace	2	0	- 100.0%	13	17	+ 30.8%
Northeast Park	0	1	--	7	11	+ 57.1%
Sheridan	2	4	+ 100.0%	14	19	+ 35.7%
St. Anthony East	2	4	+ 100.0%	17	25	+ 47.1%
St. Anthony West	2	1	- 50.0%	14	14	0.0%
Waite Park	13	9	- 30.8%	137	107	- 21.9%
Windom Park	8	6	- 25.0%	56	51	- 8.9%

Median Sales Price

	9-2016	9-2017	+ / -	YTD 2016	YTD 2017	+ / -
Audubon Park	\$206,000	\$252,500	+ 22.6%	\$209,500	\$240,000	+ 14.6%
Beltrami	\$160,000	\$186,000	+ 16.3%	\$168,250	\$198,000	+ 17.7%
Bottineau	\$301,500	\$0	- 100.0%	\$255,000	\$252,500	- 1.0%
Columbia Park	\$184,642	\$213,550	+ 15.7%	\$190,000	\$222,050	+ 16.9%
Holland	\$206,000	\$200,000	- 2.9%	\$189,000	\$200,000	+ 5.8%
Logan Park	\$270,000	\$0	- 100.0%	\$254,900	\$177,250	- 30.5%
Marshall Terrace	\$165,000	\$0	- 100.0%	\$201,000	\$225,000	+ 11.9%
Northeast Park	\$0	\$213,850	--	\$160,000	\$236,093	+ 47.6%
Sheridan	\$267,250	\$255,750	- 4.3%	\$264,500	\$242,500	- 8.3%
St. Anthony East	\$247,000	\$234,550	- 5.0%	\$242,500	\$200,000	- 17.5%
St. Anthony West	\$357,000	\$495,000	+ 38.7%	\$297,450	\$345,000	+ 16.0%
Waite Park	\$213,500	\$253,000	+ 18.5%	\$220,000	\$231,612	+ 5.3%
Windom Park	\$230,000	\$207,500	- 9.8%	\$243,000	\$275,000	+ 13.2%

Days on Market Until Sale

	9-2016	9-2017	+ / -	YTD 2016	YTD 2017	+ / -
Audubon Park	50	44	- 12.0%	50	25	- 50.0%
Beltrami	26	18	- 30.8%	60	22	- 63.3%
Bottineau	40	0	- 100.0%	30	33	+ 10.0%
Columbia Park	38	10	- 73.7%	53	27	- 49.1%
Holland	26	18	- 30.8%	33	30	- 9.1%
Logan Park	20	0	- 100.0%	28	10	- 64.3%
Marshall Terrace	10	0	- 100.0%	64	28	- 56.3%
Northeast Park	0	10	--	46	30	- 34.8%
Sheridan	10	18	+ 80.0%	17	18	+ 5.9%
St. Anthony East	5	34	+ 580.0%	21	31	+ 47.6%
St. Anthony West	73	5	- 93.2%	27	13	- 51.9%
Waite Park	45	19	- 57.8%	36	22	- 38.9%
Windom Park	28	25	- 10.7%	42	24	- 42.9%

Pct. Of Original Price Received

	9-2016	9-2017	+ / -	YTD 2016	YTD 2017	+ / -
Audubon Park	97.4%	102.5%	+ 5.2%	98.9%	102.6%	+ 3.7%
Beltrami	94.2%	106.6%	+ 13.2%	97.2%	103.7%	+ 6.7%
Bottineau	97.2%	0.0%	- 100.0%	99.0%	101.9%	+ 2.9%
Columbia Park	111.6%	103.3%	- 7.4%	102.5%	101.1%	- 1.4%
Holland	100.3%	101.9%	+ 1.6%	99.9%	99.6%	- 0.3%
Logan Park	105.4%	0.0%	- 100.0%	104.0%	102.5%	- 1.4%
Marshall Terrace	106.4%	0.0%	- 100.0%	106.8%	99.8%	- 6.6%
Northeast Park	0.0%	101.9%	--	88.1%	100.8%	+ 14.4%
Sheridan	100.9%	98.5%	- 2.4%	102.7%	100.0%	- 2.6%
St. Anthony East	101.9%	99.8%	- 2.1%	99.0%	100.8%	+ 1.8%
St. Anthony West	92.3%	100.0%	+ 8.3%	99.4%	101.3%	+ 1.9%
Waite Park	99.4%	100.2%	+ 0.8%	100.4%	102.2%	+ 1.8%
Windom Park	97.3%	97.3%	0.0%	101.0%	100.9%	- 0.1%

Inventory

	9-2016	9-2017	+ / -	9-2016	9-2017	+ / -
Audubon Park	16	13	- 18.8%	1.7	1.4	- 17.6%
Beltrami	2	3	+ 50.0%	1.7	1.6	- 5.9%
Bottineau	1	3	+ 200.0%	0.5	2.1	+ 320.0%
Columbia Park	3	3	0.0%	0.9	1.0	+ 11.1%
Holland	2	5	+ 150.0%	0.4	1.4	+ 250.0%
Logan Park	3	1	- 66.7%	1.4	0.6	- 57.1%
Marshall Terrace	1	1	0.0%	0.6	0.5	- 16.7%
Northeast Park	2	0	- 100.0%	1.6	0.0	- 100.0%
Sheridan	3	1	- 66.7%	1.2	0.4	- 66.7%
St. Anthony East	3	1	- 66.7%	1.4	0.4	- 71.4%
St. Anthony West	4	4	0.0%	1.8	2.1	+ 16.7%
Waite Park	17	18	+ 5.9%	1.3	1.6	+ 23.1%
Windom Park	11	5	- 54.5%	1.9	0.9	- 52.6%

Months Supply