

# Local Market Update – July 2025

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## Monticello

**- 27.8%**

**0.0%**

**- 1.7%**

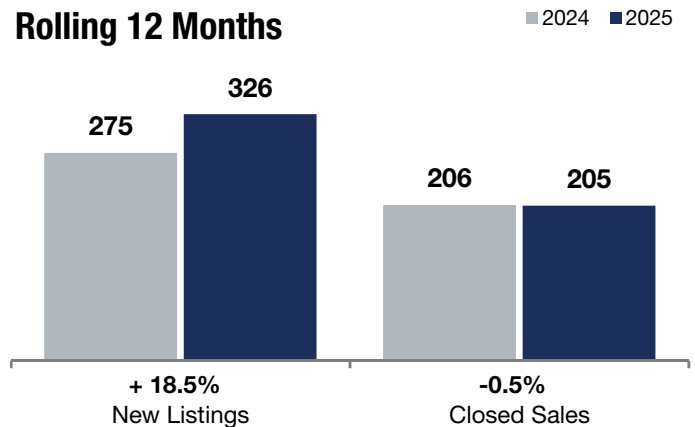
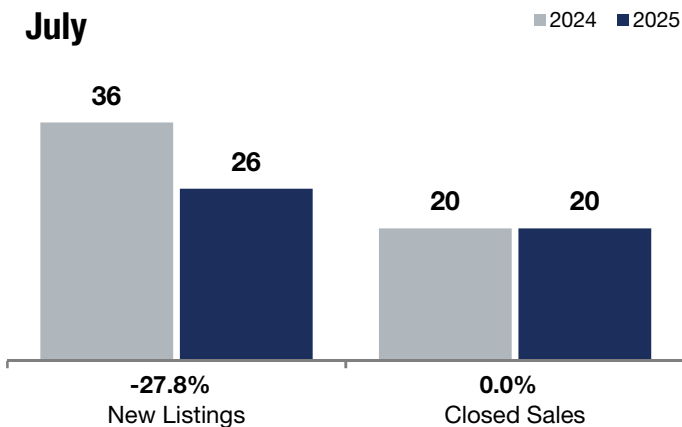
Change in  
New Listings

Change in  
Closed Sales

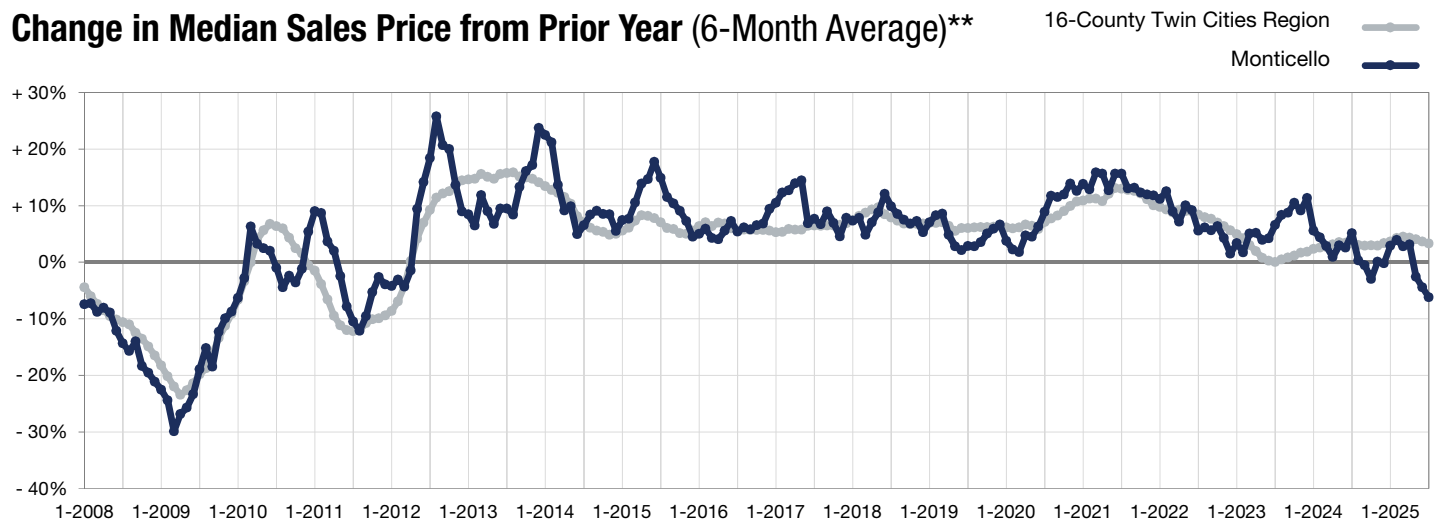
Change in  
Median Sales Price

	July			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	36	26	-27.8%	275	326	+ 18.5%
Closed Sales	20	20	0.0%	206	205	-0.5%
Median Sales Price*	\$359,950	<b>\$354,000</b>	-1.7%	\$345,950	<b>\$335,000</b>	-3.2%
Average Sales Price*	\$409,638	<b>\$357,190</b>	-12.8%	\$363,745	<b>\$356,099</b>	-2.1%
Price Per Square Foot*	\$213	<b>\$205</b>	-3.6%	\$194	<b>\$188</b>	-3.3%
Percent of Original List Price Received*	100.7%	<b>99.8%</b>	-0.9%	98.9%	<b>98.6%</b>	-0.3%
Days on Market Until Sale	28	30	+ 7.1%	51	47	-7.8%
Inventory of Homes for Sale	42	43	+ 2.4%	--	--	--
Months Supply of Inventory	2.5	2.6	+ 4.0%	--	--	--

\* 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.