# Local Market Update – October 2026

A RESEARCH TOOL PROVIDED BY **MINNEAPOLIS AREA REALTORS®**

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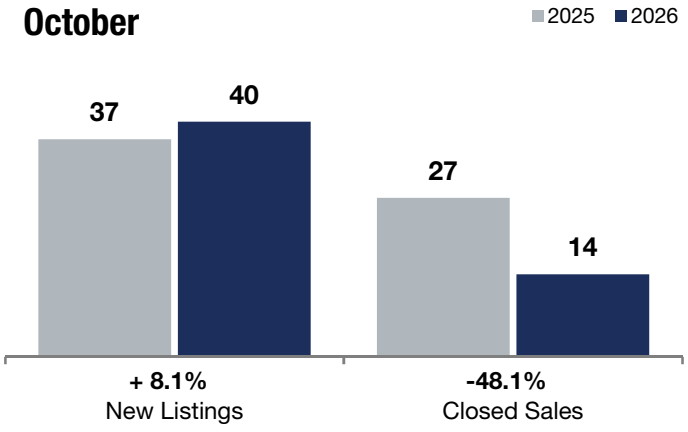
# North Branch

| + 8.1% | - 48.1% | + 3.1% |
|---|---|---|
| Change in **New Listings** | Change in **Closed Sales** | Change in **Median Sales Price** |

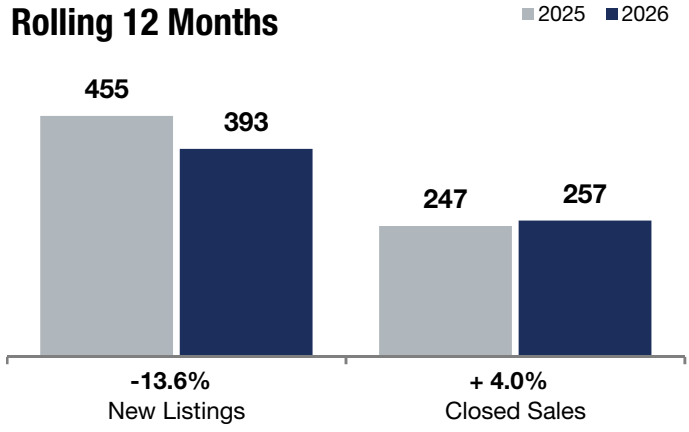
| | October | | | Rolling 12 Months | | |
|---|---|---|---|---|---|---|
| | 2025 | 2026 | + / – | 2025 | 2026 | + / – |
| New Listings | 37 | **40** | + 8.1% | 455 | **393** | -13.6% |
| Closed Sales | 27 | **14** | -48.1% | 247 | **257** | + 4.0% |
| Median Sales Price* | $359,000 | **$370,000** | + 3.1% | $352,900 | **$359,900** | + 2.0% |
| Average Sales Price* | $354,517 | **$372,518** | + 5.1% | $367,499 | **$381,831** | + 3.9% |
| Price Per Square Foot* | $220 | **$185** | -16.0% | $226 | **$216** | -4.6% |
| Percent of Original List Price Received* | 100.2% | **96.3%** | -3.9% | 98.7% | **98.7%** | 0.0% |
| Days on Market Until Sale | 48 | **70** | + 45.8% | 77 | **59** | -23.4% |
| Inventory of Homes for Sale | 72 | **71** | -1.4% | -- | -- | -- |
| Months Supply of Inventory | 3.5 | **3.4** | -2.9% | -- | -- | -- |

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

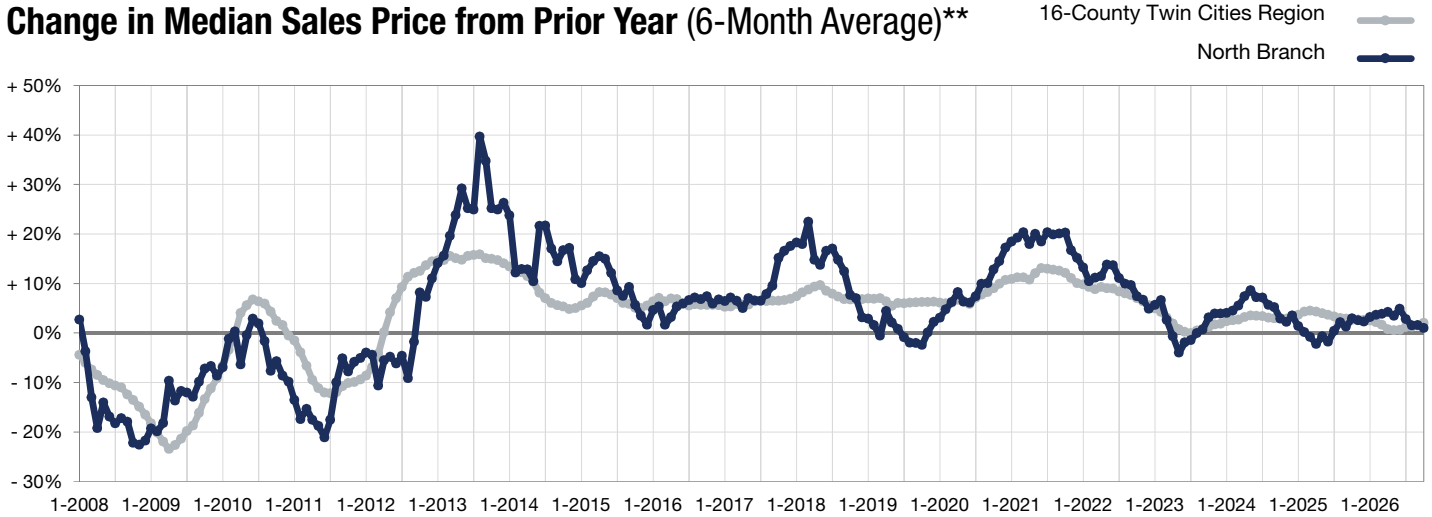
## October




## Rolling 12 Months




## 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 November 6, 2026. All data from NorthstarMLS. | Copyright ShowingTime Plus, LLC.