Local Market Update – October 2026

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

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North Oaks

+ 20.0%	- 11.1%	+ 10.7%
Change in **New Listings**	Change in **Closed Sales**	Change in **Median Sales Price**

	October			Rolling 12 Months		
	2025	2026	+ / –	2025	2026	+ / –
New Listings	10	**12**	+ 20.0%	133	**116**	-12.8%
Closed Sales	9	**8**	-11.1%	118	**93**	-21.2%
Median Sales Price*	$950,000	**$1,051,250**	+ 10.7%	$973,621	**$950,000**	-2.4%
Average Sales Price*	$939,985	**$1,030,313**	+ 9.6%	$1,084,669	**$1,044,865**	-3.7%
Price Per Square Foot*	$289	**$265**	-8.1%	$277	**$289**	+ 4.0%
Percent of Original List Price Received*	95.0%	**97.9%**	+ 3.1%	96.1%	**97.3%**	+ 1.2%
Days on Market Until Sale	50	**26**	-48.0%	80	**73**	-8.8%
Inventory of Homes for Sale	33	**35**	+ 6.1%	--	--	--
Months Supply of Inventory	3.8	**4.9**	+ 28.9%	--	--	--

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

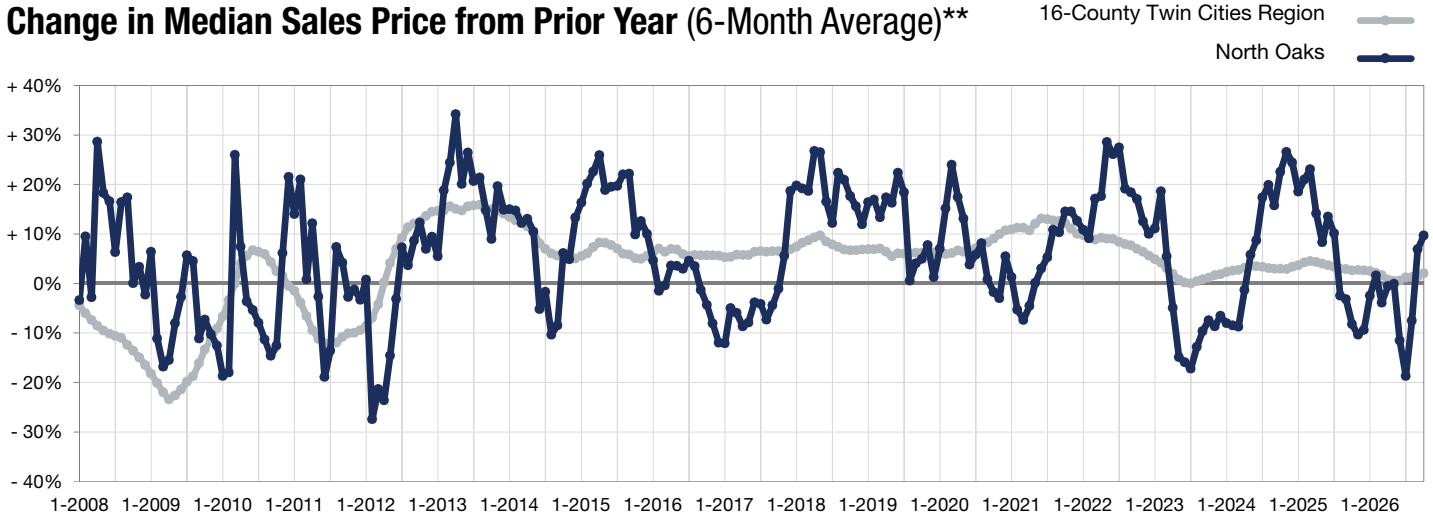
October



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.