

Saint Paul

- 7.9%

Change in
New Listings

- 21.6%

Change in
Closed Sales

+ 2.6%

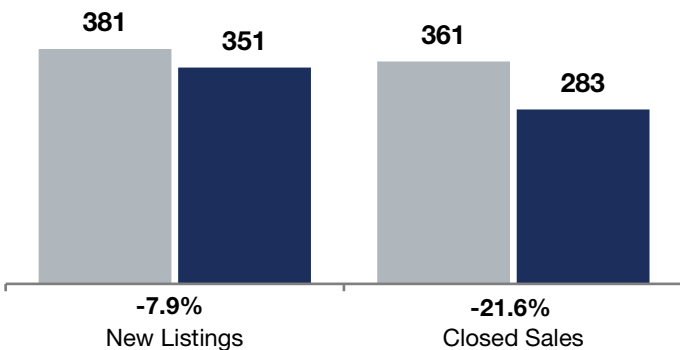
Change in
Median Sales Price

	June			Rolling 12 Months		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	381	351	-7.9%	3,589	3,560	-0.8%
Closed Sales	361	283	-21.6%	3,005	2,761	-8.1%
Median Sales Price*	\$305,000	\$313,000	+ 2.6%	\$275,000	\$283,000	+ 2.9%
Average Sales Price*	\$367,736	\$382,703	+ 4.1%	\$326,240	\$333,147	+ 2.1%
Price Per Square Foot*	\$220	\$217	-1.4%	\$202	\$207	+ 2.7%
Percent of Original List Price Received*	103.2%	101.8%	-1.4%	99.5%	100.0%	+ 0.5%
Days on Market Until Sale	26	31	+ 19.2%	38	38	0.0%
Inventory of Homes for Sale	398	429	+ 7.8%	--	--	--
Months Supply of Inventory	1.6	1.9	+ 18.8%	--	--	--

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

June

■ 2023 ■ 2024



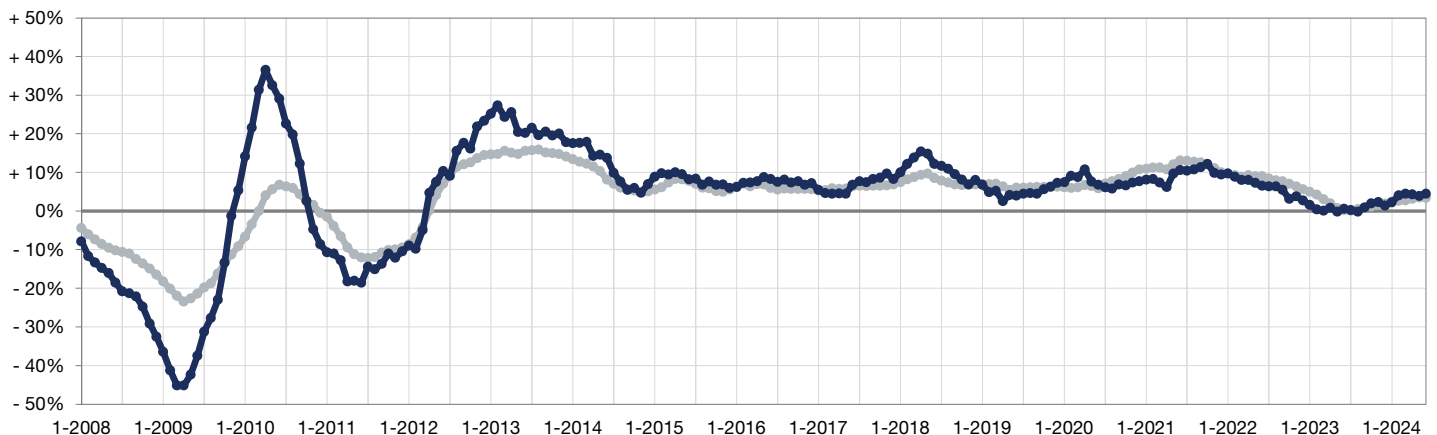
Rolling 12 Months

■ 2023 ■ 2024



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

16-County Twin Cities Region —
Saint Paul —



** 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.

Local Market Update – June 2024

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



New Listings

	6-2023	6-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Battle Creek – Highwood	20	25	+ 25.0%	207	242	+ 16.9%
Como Park	29	24	- 17.2%	223	208	- 6.7%
Dayton's Bluff	19	22	+ 15.8%	171	189	+ 10.5%
Downtown – St Paul	20	22	+ 10.0%	214	235	+ 9.8%
Greater East Side	29	27	- 6.9%	340	308	- 9.4%
Hamline-Midway	20	20	0.0%	141	156	+ 10.6%
Highland Park	42	41	- 2.4%	385	403	+ 4.7%
Merriam Pk / Lexington-Hamline	17	21	+ 23.5%	161	167	+ 3.7%
Macalester-Groveland	38	27	- 28.9%	312	295	- 5.4%
North End	15	12	- 20.0%	217	219	+ 0.9%
Payne-Phalen	37	23	- 37.8%	340	311	- 8.5%
St. Anthony Park	9	7	- 22.2%	74	70	- 5.4%
Summit Hill	14	7	- 50.0%	110	111	+ 0.9%
Summit-University	18	23	+ 27.8%	219	208	- 5.0%
Thomas-Dale (Frogtown)	17	10	- 41.2%	132	119	- 9.8%
West Seventh	18	16	- 11.1%	156	150	- 3.8%
West Side	19	24	+ 26.3%	180	170	- 5.6%

Closed Sales

	6-2023	6-2024	+ / -	Prior Year R12*	Current R12*	+ / -
	12	20	+ 66.7%	194	177	- 8.8%
	23	14	- 39.1%	200	187	- 6.5%
	14	8	- 42.9%	156	140	- 10.3%
	23	11	- 52.2%	132	115	- 12.9%
	34	23	- 32.4%	296	248	- 16.2%
	17	23	+ 35.3%	123	129	+ 4.9%
	40	34	- 15.0%	309	298	- 3.6%
	21	16	- 23.8%	132	122	- 7.6%
	40	25	- 37.5%	269	248	- 7.8%
	20	20	0.0%	193	172	- 10.9%
	27	23	- 14.8%	275	278	+ 1.1%
	11	1	- 90.9%	67	46	- 31.3%
	12	11	- 8.3%	85	89	+ 4.7%
	22	15	- 31.8%	172	159	- 7.6%
	11	11	0.0%	101	109	+ 7.9%
	19	10	- 47.4%	148	106	- 28.4%
	16	18	+ 12.5%	146	139	- 4.8%

Median Sales Price

	6-2023	6-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Battle Creek – Highwood	\$290,000	\$298,000	+ 2.8%	\$275,000	\$285,000	+ 3.6%
Como Park	\$355,000	\$307,500	- 13.4%	\$310,500	\$318,500	+ 2.6%
Dayton's Bluff	\$244,000	\$226,450	- 7.2%	\$228,750	\$246,500	+ 7.8%
Downtown – St Paul	\$225,000	\$142,000	- 36.9%	\$200,000	\$170,000	- 15.0%
Greater East Side	\$269,050	\$265,000	- 1.5%	\$249,900	\$258,900	+ 3.6%
Hamline-Midway	\$300,000	\$305,500	+ 1.8%	\$275,000	\$283,750	+ 3.2%
Highland Park	\$515,000	\$550,000	+ 6.8%	\$455,000	\$455,750	+ 0.2%
Merriam Pk / Lexington-Hamline	\$436,000	\$513,750	+ 17.8%	\$390,000	\$396,500	+ 1.7%
Macalester-Groveland	\$409,000	\$465,000	+ 13.7%	\$405,000	\$429,500	+ 6.0%
North End	\$245,000	\$235,975	- 3.7%	\$215,000	\$220,000	+ 2.3%
Payne-Phalen	\$232,000	\$260,000	+ 12.1%	\$232,500	\$241,000	+ 3.7%
St. Anthony Park	\$292,500	\$375,000	+ 28.2%	\$340,000	\$302,500	- 11.0%
Summit Hill	\$381,000	\$700,000	+ 83.7%	\$460,000	\$525,000	+ 14.1%
Summit-University	\$372,400	\$345,000	- 7.4%	\$300,000	\$280,000	- 6.7%
Thomas-Dale (Frogtown)	\$235,000	\$260,000	+ 10.6%	\$220,000	\$242,000	+ 10.0%
West Seventh	\$316,000	\$328,500	+ 4.0%	\$282,691	\$285,700	+ 1.1%
West Side	\$273,000	\$267,850	- 1.9%	\$256,000	\$257,000	+ 0.4%

Days on Market Until Sale

	6-2023	6-2024	+ / -	Prior Year R12*	Current R12*	+ / -
	17	26	+ 52.9%	26	32	+ 23.1%
	15	14	- 6.7%	24	24	0.0%
	14	24	+ 71.4%	34	29	- 14.7%
	90	126	+ 40.0%	142	134	- 5.6%
	12	26	+ 116.7%	30	29	- 3.3%
	14	12	- 14.3%	29	23	- 20.7%
	21	36	+ 71.4%	28	32	+ 14.3%
	12	34	+ 183.3%	32	38	+ 18.8%
	14	14	0.0%	32	35	+ 9.4%
	21	44	+ 109.5%	38	36	- 5.3%
	37	29	- 21.6%	37	33	- 10.8%
	21	14	- 33.3%	43	57	+ 32.6%
	44	53	+ 20.5%	54	58	+ 7.4%
	42	22	- 47.6%	55	45	- 18.2%
	35	38	+ 8.6%	42	33	- 21.4%
	38	45	+ 18.4%	33	40	+ 21.2%
	18	15	- 16.7%	28	29	+ 3.6%

Pct. Of Original Price Received

	6-2023	6-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Battle Creek – Highwood	107.1%	102.0%	- 4.8%	100.6%	101.1%	+ 0.5%
Como Park	106.4%	102.1%	- 4.0%	101.9%	101.9%	0.0%
Dayton's Bluff	102.8%	104.6%	+ 1.8%	98.9%	100.7%	+ 1.8%
Downtown – St Paul	95.8%	93.8%	- 2.1%	94.6%	94.2%	- 0.4%
Greater East Side	105.2%	101.7%	- 3.3%	100.3%	100.8%	+ 0.5%
Hamline-Midway	105.3%	102.4%	- 2.8%	101.4%	101.0%	- 0.4%
Highland Park	102.8%	101.9%	- 0.9%	100.0%	99.7%	- 0.3%
Merriam Pk / Lexington-Hamline	102.5%	98.6%	- 3.8%	99.0%	98.0%	- 1.0%
Macalester-Groveland	103.0%	102.8%	- 0.2%	99.6%	100.3%	+ 0.7%
North End	105.2%	99.2%	- 5.7%	99.1%	99.8%	+ 0.7%
Payne-Phalen	105.2%	104.7%	- 0.5%	99.4%	101.0%	+ 1.6%
St. Anthony Park	98.5%	107.1%	+ 8.7%	97.4%	98.3%	+ 0.9%
Summit Hill	99.8%	96.9%	- 2.9%	97.9%	97.1%	- 0.8%
Summit-University	101.1%	102.2%	+ 1.1%	98.3%	98.2%	- 0.1%
Thomas-Dale (Frogtown)	102.1%	100.9%	- 1.2%	98.5%	99.1%	+ 0.6%
West Seventh	104.5%	102.1%	- 2.3%	100.4%	100.6%	+ 0.2%
West Side	105.5%	106.8%	+ 1.2%	100.6%	102.0%	+ 1.4%

Inventory

	6-2023	6-2024	+ / -	6-2023	6-2024	+ / -
	19	22	+ 15.8%	1.2	1.5	+ 25.0%
	22	21	- 4.5%	1.5	1.4	- 6.7%
	15	22	+ 46.7%	1.2	1.9	+ 58.3%
	60	72	+ 20.0%	5.6	7.4	+ 32.1%
	19	25	+ 31.6%	0.8	1.2	+ 50.0%
	16	14	- 12.5%	1.6	1.2	- 25.0%
	39	40	+ 2.6%	1.6	1.6	0.0%
	19	21	+ 10.5%	1.8	2.0	+ 11.1%
	35	34	- 2.9%	1.6	1.7	+ 6.3%
	16	17	+ 6.3%	1.0	1.2	+ 20.0%
	30	29	- 3.3%	1.3	1.3	0.0%
	12	11	- 8.3%	2.3	2.4	+ 4.3%
	25	17	- 32.0%	3.6	2.2	- 38.9%
	23	35	+ 52.2%	1.6	2.7	+ 68.8%
	12	12	0.0%	1.4	1.4	0.0%
	17	20	+ 17.6%	1.6	2.2	+ 37.5%
	19	17	- 10.5%	1.6	1.5	- 6.3%

Months Supply

* R12 = Rolling 12 Months. This means 12 months of data, combining the report month's total and the 11 months prior.