

Minneapolis

+ 9.4%

Change in
New Listings

+ 10.9%

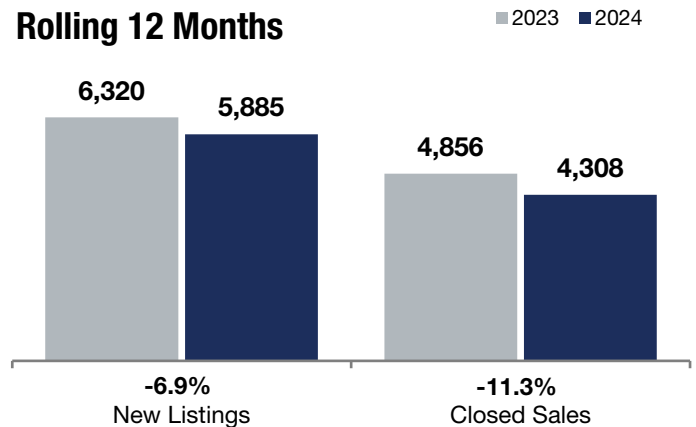
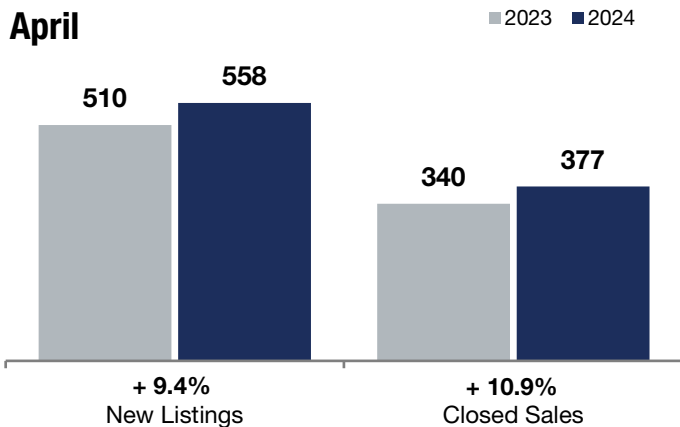
Change in
Closed Sales

+ 11.1%

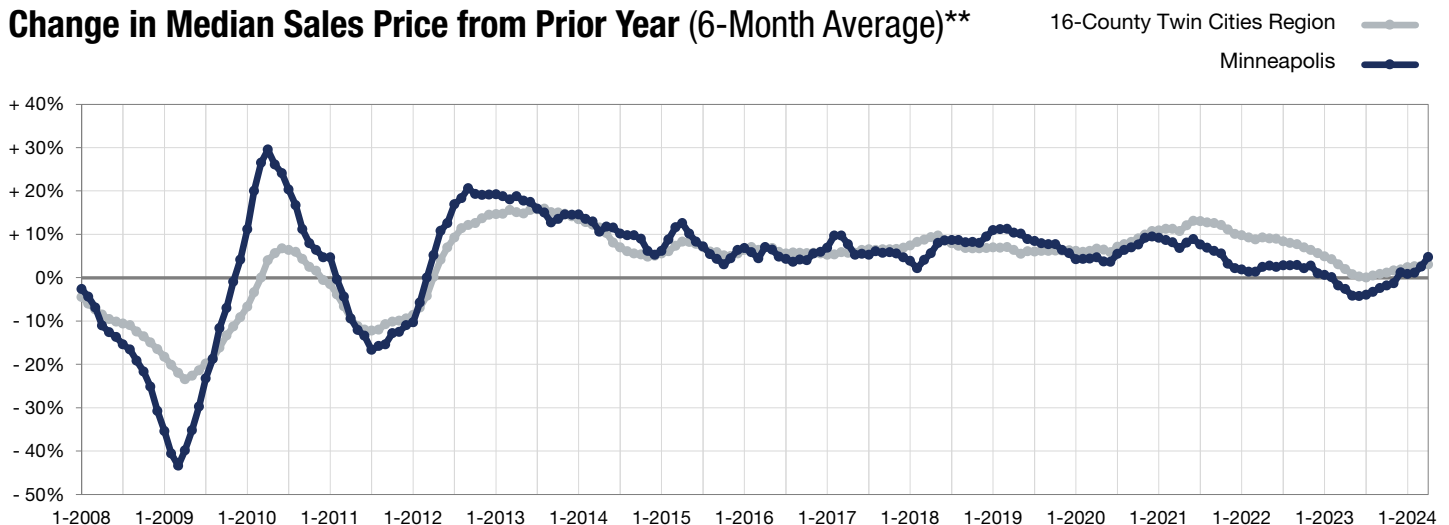
Change in
Median Sales Price

	April			Rolling 12 Months		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	510	558	+ 9.4%	6,320	5,885	-6.9%
Closed Sales	340	377	+ 10.9%	4,856	4,308	-11.3%
Median Sales Price*	\$325,000	\$361,000	+ 11.1%	\$320,000	\$320,000	0.0%
Average Sales Price*	\$401,870	\$416,504	+ 3.6%	\$389,091	\$392,153	+ 0.8%
Price Per Square Foot*	\$238	\$246	+ 3.5%	\$236	\$241	+ 1.8%
Percent of Original List Price Received*	100.6%	100.4%	-0.2%	99.1%	99.2%	+ 0.1%
Days on Market Until Sale	57	51	-10.5%	47	49	+ 4.3%
Inventory of Homes for Sale	750	779	+ 3.9%	--	--	--
Months Supply of Inventory	2.0	2.2	+ 10.0%	--	--	--

* 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.

Local Market Update – April 2024

A RESEARCH TOOL PROVIDED BY MINNEAPOLIS AREA REALTORS®



New Listings

	4-2023	4-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Minneapolis – Calhoun-Isle	44	65	+ 47.7%	602	630	+ 4.7%
Minneapolis – Camden	51	52	+ 2.0%	699	692	- 1.0%
Minneapolis – Central	102	88	- 13.7%	949	836	- 11.9%
Minneapolis – Longfellow	30	33	+ 10.0%	442	362	- 18.1%
Minneapolis – Near North	26	31	+ 19.2%	404	416	+ 3.0%
Minneapolis – Nokomis	73	57	- 21.9%	770	661	- 14.2%
Minneapolis – Northeast	32	38	+ 18.8%	478	415	- 13.2%
Minneapolis – Phillips	6	8	+ 33.3%	68	74	+ 8.8%
Minneapolis – Powderhorn	48	50	+ 4.2%	626	531	- 15.2%
Minneapolis – Southwest	66	108	+ 63.6%	888	932	+ 5.0%
Minneapolis – University	24	19	- 20.8%	269	209	- 22.3%

Closed Sales

4-2023	4-2024	+ / -	Prior Year R12*	Current R12*	+ / -
36	28	- 22.2%	428	371	- 13.3%
42	50	+ 19.0%	603	545	- 9.6%
40	46	+ 15.0%	550	510	- 7.3%
31	23	- 25.8%	377	286	- 24.1%
27	31	+ 14.8%	283	291	+ 2.8%
35	55	+ 57.1%	661	564	- 14.7%
25	25	0.0%	420	349	- 16.9%
4	1	- 75.0%	45	38	- 15.6%
33	41	+ 24.2%	484	404	- 16.5%
47	61	+ 29.8%	738	715	- 3.1%
10	11	+ 10.0%	183	165	- 9.8%

Median Sales Price

	4-2023	4-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Minneapolis – Calhoun-Isle	\$395,000	\$495,000	+ 25.3%	\$420,000	\$385,000	- 8.3%
Minneapolis – Camden	\$225,000	\$223,000	- 0.9%	\$225,000	\$223,000	- 0.9%
Minneapolis – Central	\$337,550	\$459,000	+ 36.0%	\$320,000	\$338,000	+ 5.6%
Minneapolis – Longfellow	\$343,019	\$380,000	+ 10.8%	\$349,900	\$320,000	- 8.5%
Minneapolis – Near North	\$205,000	\$255,000	+ 24.4%	\$227,250	\$225,000	- 1.0%
Minneapolis – Nokomis	\$360,000	\$415,000	+ 15.3%	\$345,650	\$360,000	+ 4.2%
Minneapolis – Northeast	\$350,000	\$335,000	- 4.3%	\$325,000	\$335,000	+ 3.1%
Minneapolis – Phillips	\$212,500	\$205,000	- 3.5%	\$201,000	\$219,900	+ 9.4%
Minneapolis – Powderhorn	\$275,000	\$304,000	+ 10.5%	\$292,500	\$290,000	- 0.9%
Minneapolis – Southwest	\$540,000	\$485,000	- 10.2%	\$499,050	\$481,300	- 3.6%
Minneapolis – University	\$411,750	\$480,000	+ 16.6%	\$325,000	\$320,000	- 1.5%

Days on Market Until Sale

4-2023	4-2024	+ / -	Prior Year R12*	Current R12*	+ / -
89	64	- 28.1%	71	71	0.0%
43	37	- 14.0%	35	38	+ 8.6%
124	122	- 1.6%	110	113	+ 2.7%
39	40	+ 2.6%	30	29	- 3.3%
54	65	+ 20.4%	45	58	+ 28.9%
29	34	+ 17.2%	29	25	- 13.8%
24	35	+ 45.8%	26	23	- 11.5%
127	211	+ 66.1%	70	78	+ 11.4%
62	42	- 32.3%	43	39	- 9.3%
32	17	- 46.9%	31	33	+ 6.5%
68	96	+ 41.2%	74	71	- 4.1%

Pct. Of Original Price Received

	4-2023	4-2024	+ / -	Prior Year R12*	Current R12*	+ / -
Minneapolis – Calhoun-Isle	99.1%	98.4%	- 0.7%	96.7%	97.0%	+ 0.3%
Minneapolis – Camden	102.0%	101.8%	- 0.2%	99.7%	99.8%	+ 0.1%
Minneapolis – Central	96.5%	96.8%	+ 0.3%	95.4%	95.0%	- 0.4%
Minneapolis – Longfellow	100.6%	104.4%	+ 3.8%	101.3%	102.1%	+ 0.8%
Minneapolis – Near North	100.1%	98.2%	- 1.9%	98.7%	96.9%	- 1.8%
Minneapolis – Nokomis	103.2%	101.6%	- 1.6%	101.3%	101.5%	+ 0.2%
Minneapolis – Northeast	104.8%	99.8%	- 4.8%	100.5%	102.1%	+ 1.6%
Minneapolis – Phillips	87.2%	91.1%	+ 4.5%	95.5%	99.3%	+ 4.0%
Minneapolis – Powderhorn	100.8%	101.3%	+ 0.5%	99.3%	100.3%	+ 1.0%
Minneapolis – Southwest	101.4%	102.2%	+ 0.8%	99.5%	99.4%	- 0.1%
Minneapolis – University	95.7%	95.2%	- 0.5%	96.7%	97.0%	+ 0.3%

Inventory

Months Supply

4-2023	4-2024	+ / -	4-2023	4-2024	+ / -
105	147	+ 40.0%	3.2	4.7	+ 46.9%
46	50	+ 8.7%	1.0	1.1	+ 10.0%
253	204	- 19.4%	5.7	4.8	- 15.8%
28	22	- 21.4%	1.0	0.9	- 10.0%
45	55	+ 22.2%	2.0	2.2	+ 10.0%
56	37	- 33.9%	1.1	0.8	- 27.3%
21	34	+ 61.9%	0.6	1.2	+ 100.0%
13	19	+ 46.2%	3.5	5.8	+ 65.7%
54	52	- 3.7%	1.4	1.5	+ 7.1%
68	102	+ 50.0%	1.2	1.7	+ 41.7%
44	31	- 29.5%	3.0	2.3	- 23.3%

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