

Minnesota Regional Development Organizations



- | | | | |
|---|------------------------------------|---|----------------------------------|
|  | 1 - Northwest Region |  | 7E - East Central Region |
|  | 2 - Headwaters Region |  | 7W - Central Region |
|  | 3 - Arrowhead Region |  | 8 - Southwest Region |
|  | 4 - West Central Region |  | 9 - South Central Region |
|  | 5 - North Central Region |  | 10 - Southeast Region |
|  | 6E - Southwest Central Region |  | 11 - 7-County Twin Cities Region |
|  | 6W - Upper Minnesota Valley Region | | |

Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

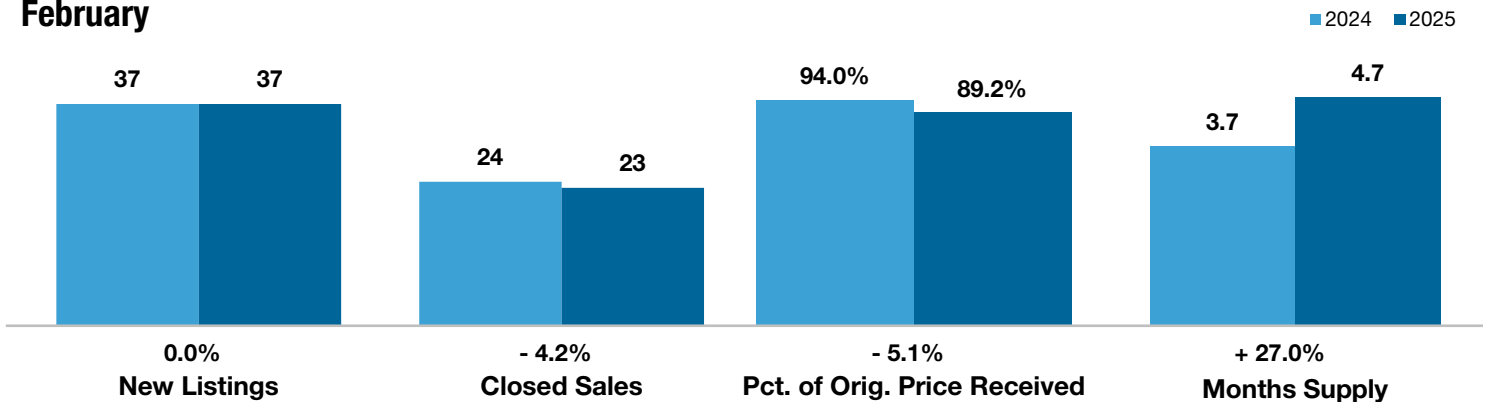


1 – Northwest Region

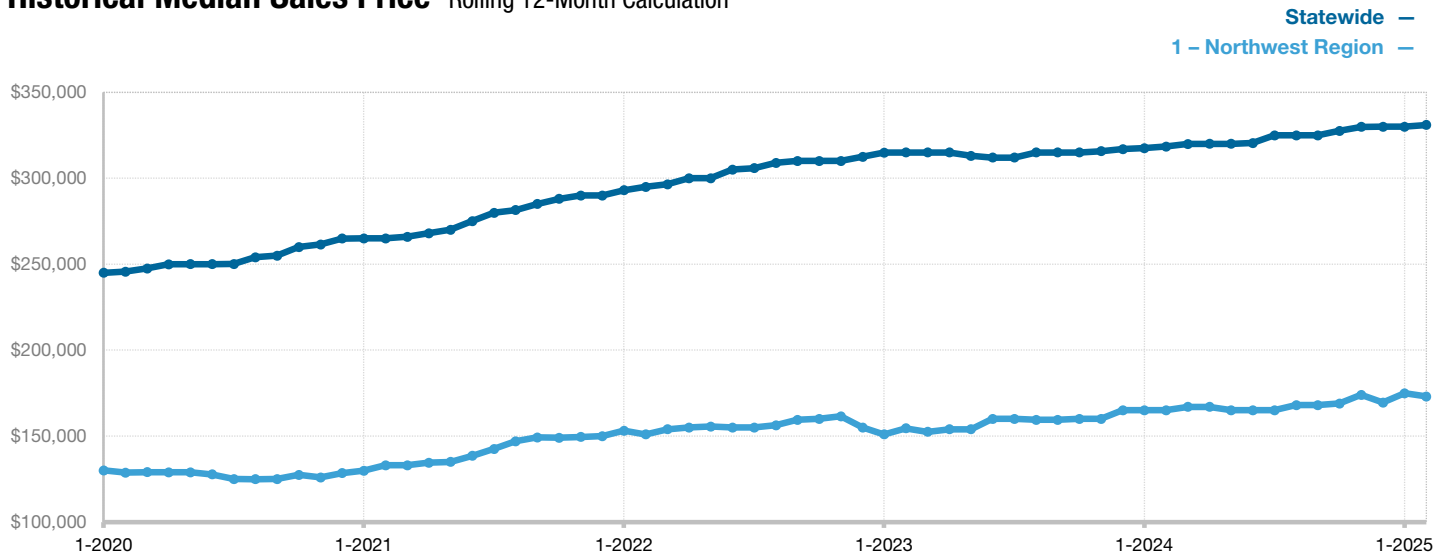
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	37	37	0.0%	76	57	- 25.0%
Pending Sales	24	23	- 4.2%	50	55	+ 10.0%
Closed Sales	24	23	- 4.2%	50	55	+ 10.0%
Median Sales Price*	\$178,000	\$160,000	- 10.1%	\$170,000	\$187,500	+ 10.3%
Percent of Original List Price Received*	94.0%	89.2%	- 5.1%	92.9%	90.1%	- 3.0%
Days on Market Until Sale	92	128	+ 39.1%	82	102	+ 24.4%
Months Supply of Inventory	3.7	4.7	+ 27.0%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

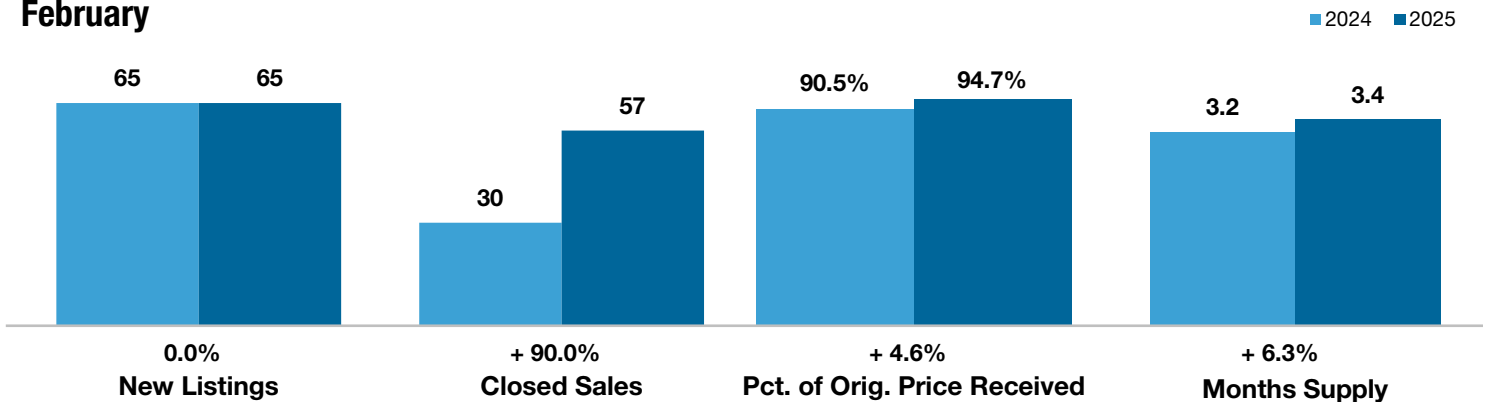


2 – Headwaters Region

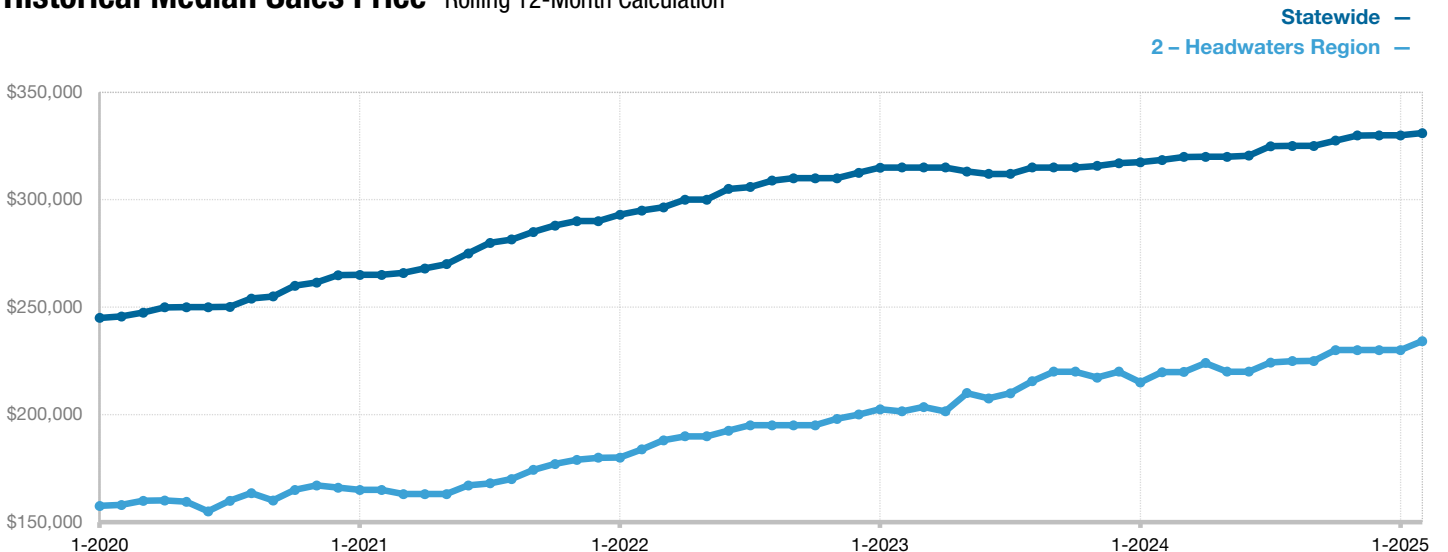
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	65	65	0.0%	136	120	- 11.8%
Pending Sales	52	58	+ 11.5%	106	106	0.0%
Closed Sales	30	57	+ 90.0%	67	101	+ 50.7%
Median Sales Price*	\$285,000	\$290,000	+ 1.8%	\$252,500	\$258,000	+ 2.2%
Percent of Original List Price Received*	90.5%	94.7%	+ 4.6%	92.0%	94.0%	+ 2.2%
Days on Market Until Sale	80	84	+ 5.0%	85	88	+ 3.5%
Months Supply of Inventory	3.2	3.4	+ 6.3%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

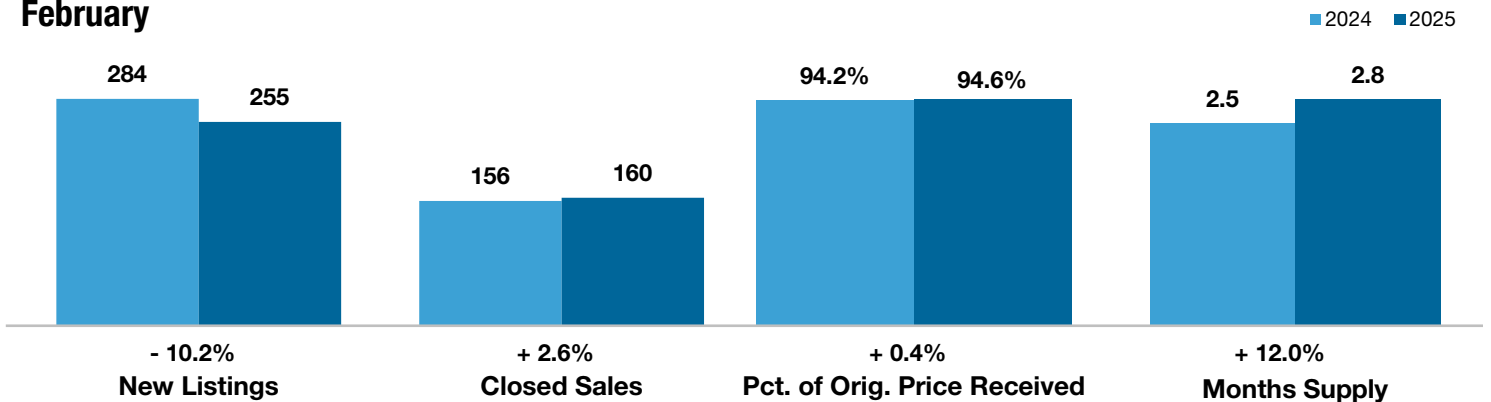


3 – Arrowhead Region

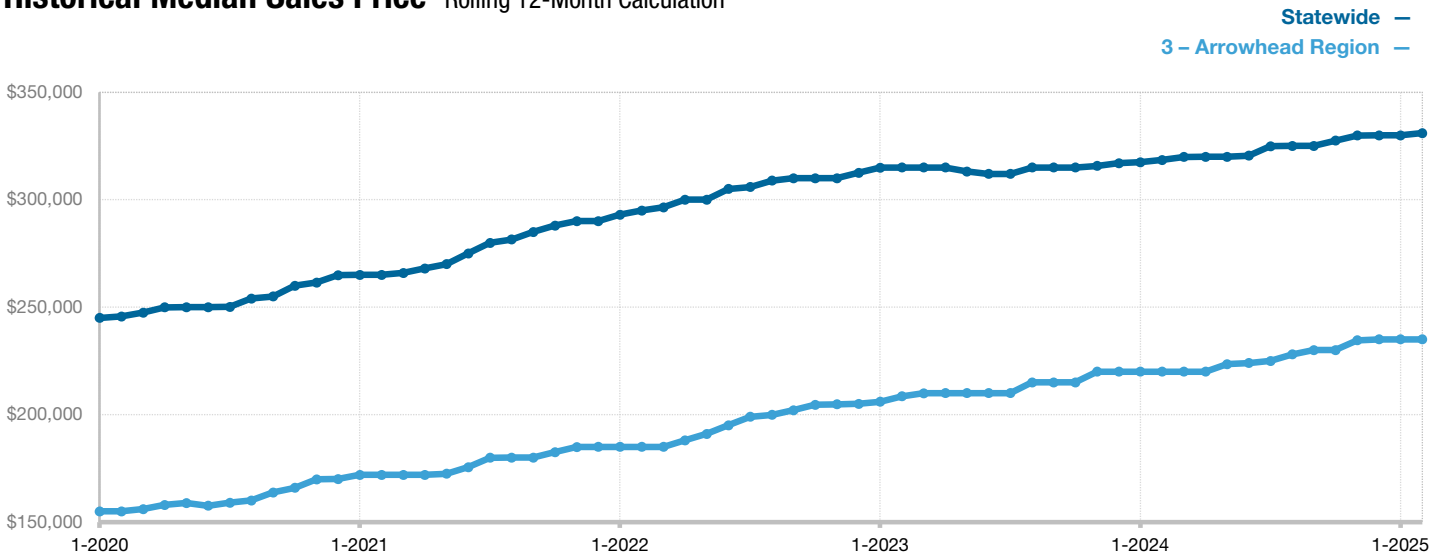
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	284	255	- 10.2%	484	506	+ 4.5%
Pending Sales	253	178	- 29.6%	444	351	- 20.9%
Closed Sales	156	160	+ 2.6%	361	355	- 1.7%
Median Sales Price*	\$210,000	\$238,000	+ 13.3%	\$220,900	\$225,000	+ 1.9%
Percent of Original List Price Received*	94.2%	94.6%	+ 0.4%	93.8%	93.9%	+ 0.1%
Days on Market Until Sale	58	75	+ 29.3%	58	65	+ 12.1%
Months Supply of Inventory	2.5	2.8	+ 12.0%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

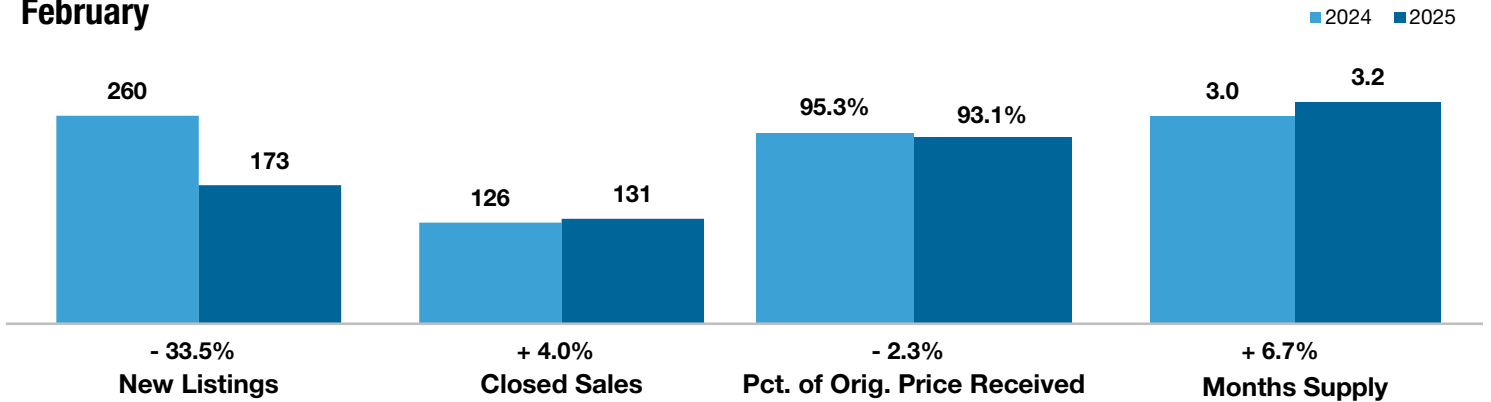


4 – West Central Region

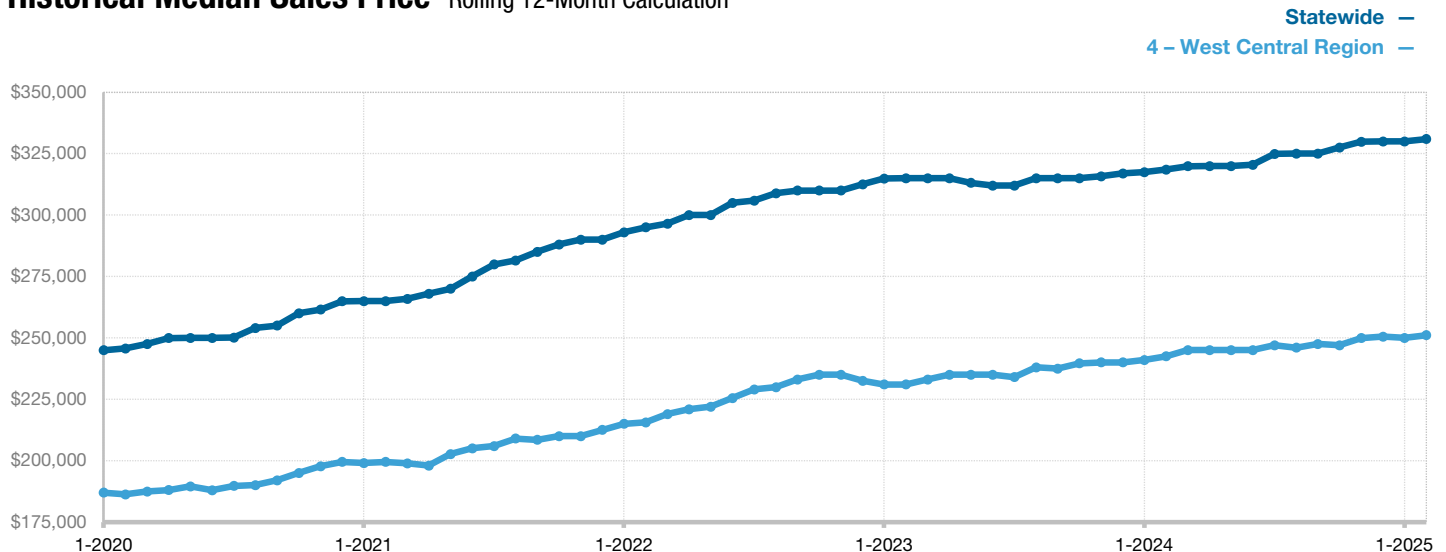
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	260	173	- 33.5%	446	352	- 21.1%
Pending Sales	170	139	- 18.2%	322	274	- 14.9%
Closed Sales	126	131	+ 4.0%	250	249	- 0.4%
Median Sales Price*	\$246,250	\$265,000	+ 7.6%	\$250,000	\$260,000	+ 4.0%
Percent of Original List Price Received*	95.3%	93.1%	- 2.3%	95.1%	93.4%	- 1.8%
Days on Market Until Sale	78	89	+ 14.1%	79	84	+ 6.3%
Months Supply of Inventory	3.0	3.2	+ 6.7%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

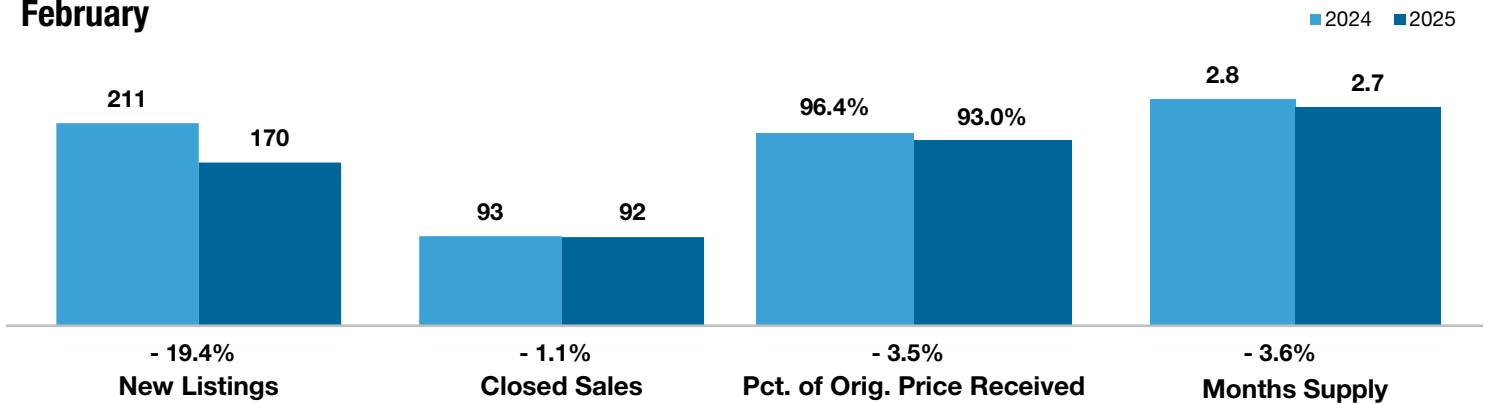


5 – North Central Region

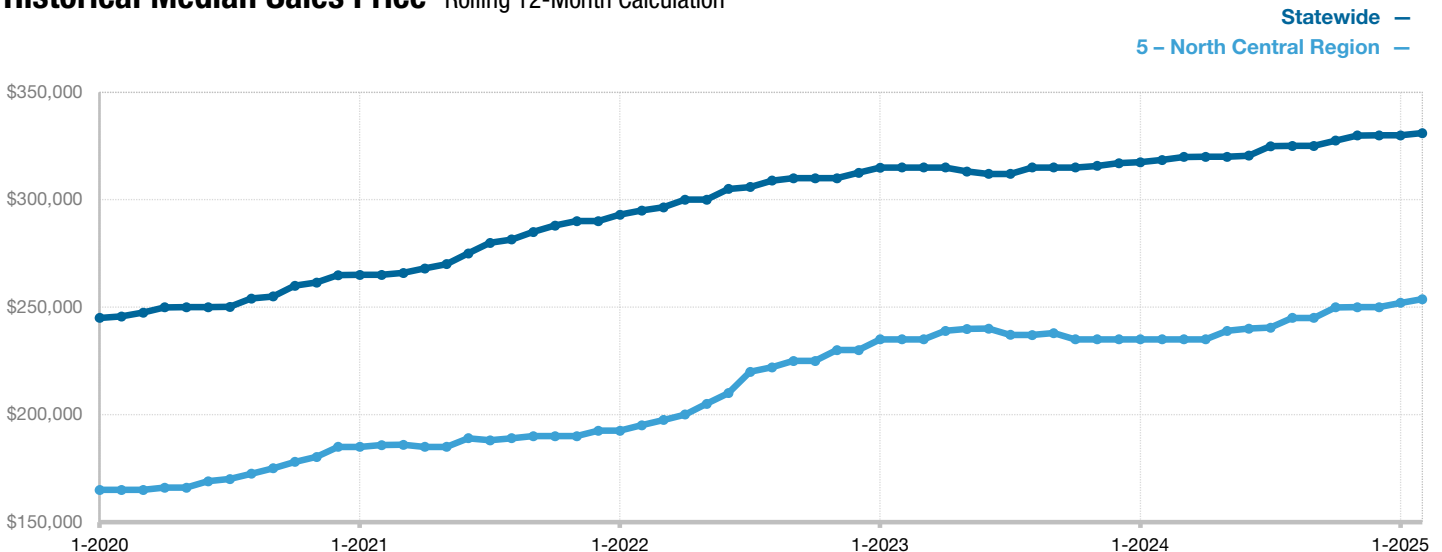
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	211	170	- 19.4%	336	304	- 9.5%
Pending Sales	150	111	- 26.0%	252	225	- 10.7%
Closed Sales	93	92	- 1.1%	193	206	+ 6.7%
Median Sales Price*	\$258,000	\$275,000	+ 6.6%	\$244,500	\$285,000	+ 16.6%
Percent of Original List Price Received*	96.4%	93.0%	- 3.5%	95.7%	94.0%	- 1.8%
Days on Market Until Sale	61	73	+ 19.7%	54	66	+ 22.2%
Months Supply of Inventory	2.8	2.7	- 3.6%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

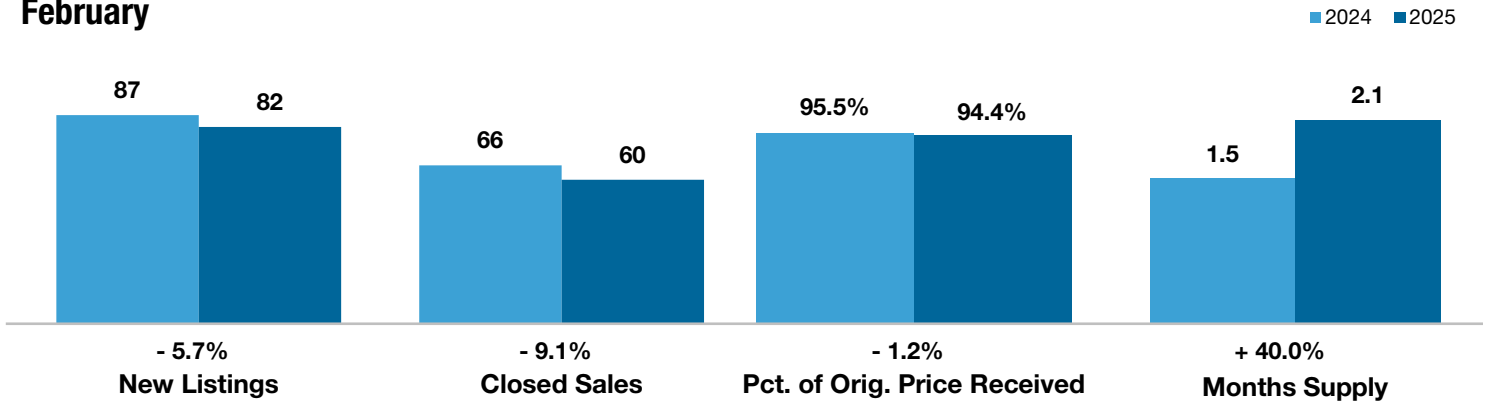


6E – Southwest Central Region

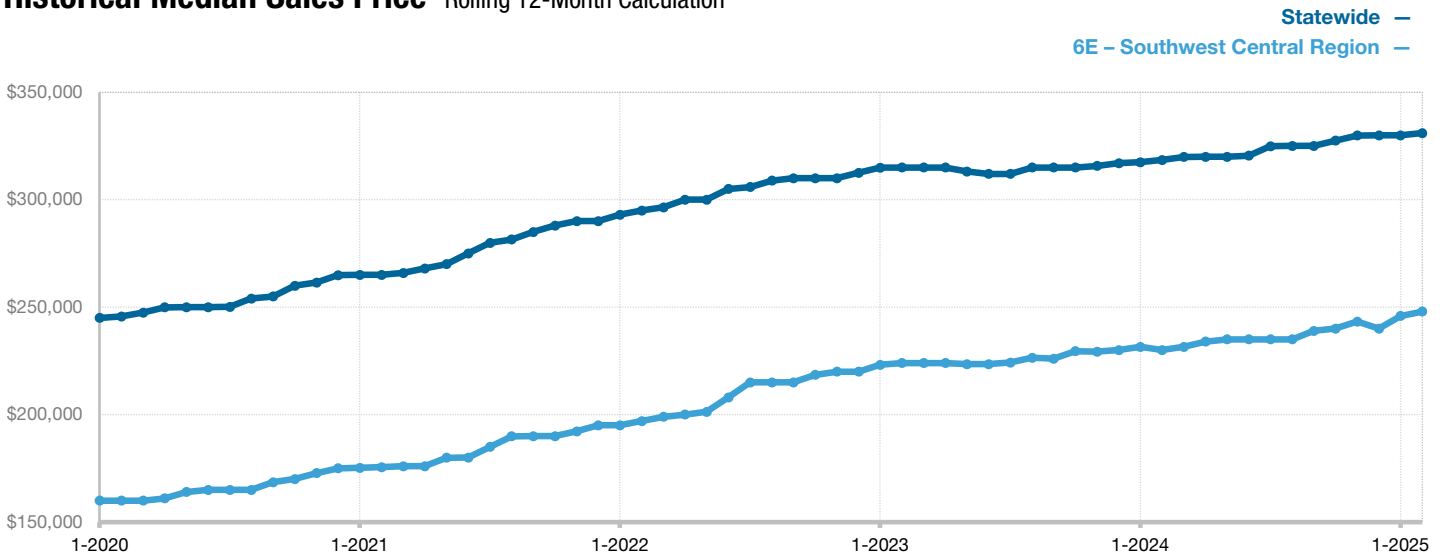
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	87	82	- 5.7%	162	161	- 0.6%
Pending Sales	67	72	+ 7.5%	152	139	- 8.6%
Closed Sales	66	60	- 9.1%	132	131	- 0.8%
Median Sales Price*	\$226,000	\$223,500	- 1.1%	\$232,500	\$240,000	+ 3.2%
Percent of Original List Price Received*	95.5%	94.4%	- 1.2%	94.3%	94.1%	- 0.2%
Days on Market Until Sale	57	68	+ 19.3%	59	64	+ 8.5%
Months Supply of Inventory	1.5	2.1	+ 40.0%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

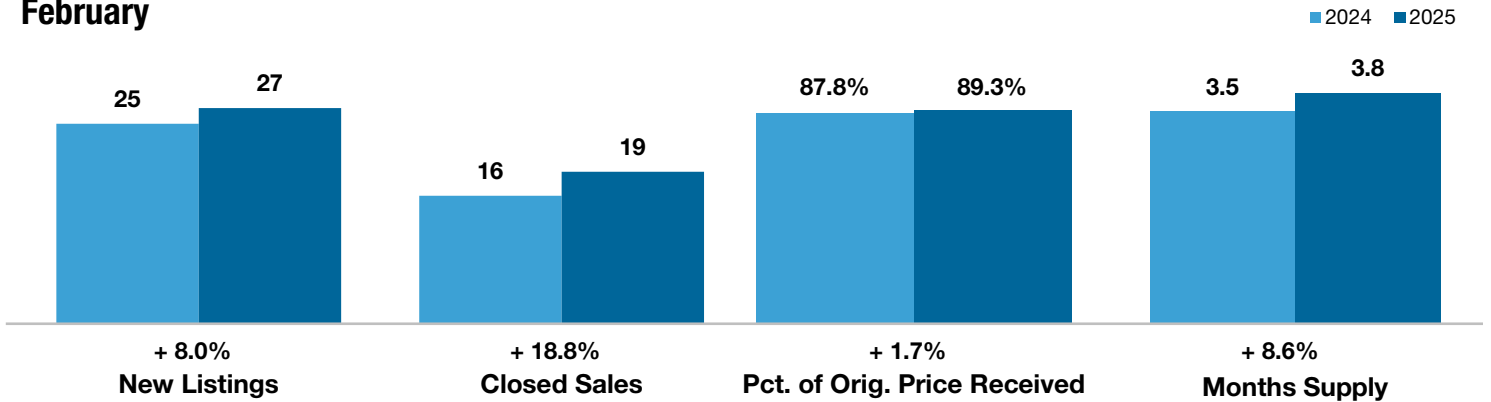


6W – Upper Minnesota Valley Region

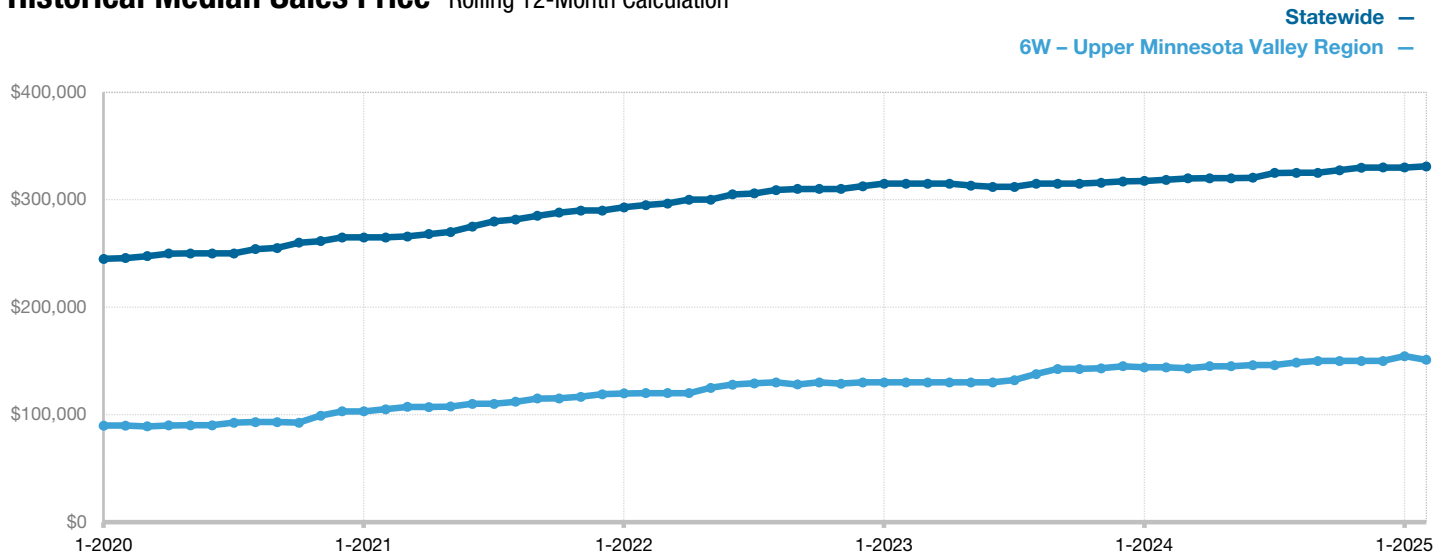
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	25	27	+ 8.0%	48	57	+ 18.8%
Pending Sales	18	21	+ 16.7%	38	47	+ 23.7%
Closed Sales	16	19	+ 18.8%	39	41	+ 5.1%
Median Sales Price*	\$155,000	\$120,000	- 22.6%	\$141,383	\$139,000	- 1.7%
Percent of Original List Price Received*	87.8%	89.3%	+ 1.7%	89.2%	89.9%	+ 0.8%
Days on Market Until Sale	96	86	- 10.4%	82	74	- 9.8%
Months Supply of Inventory	3.5	3.8	+ 8.6%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

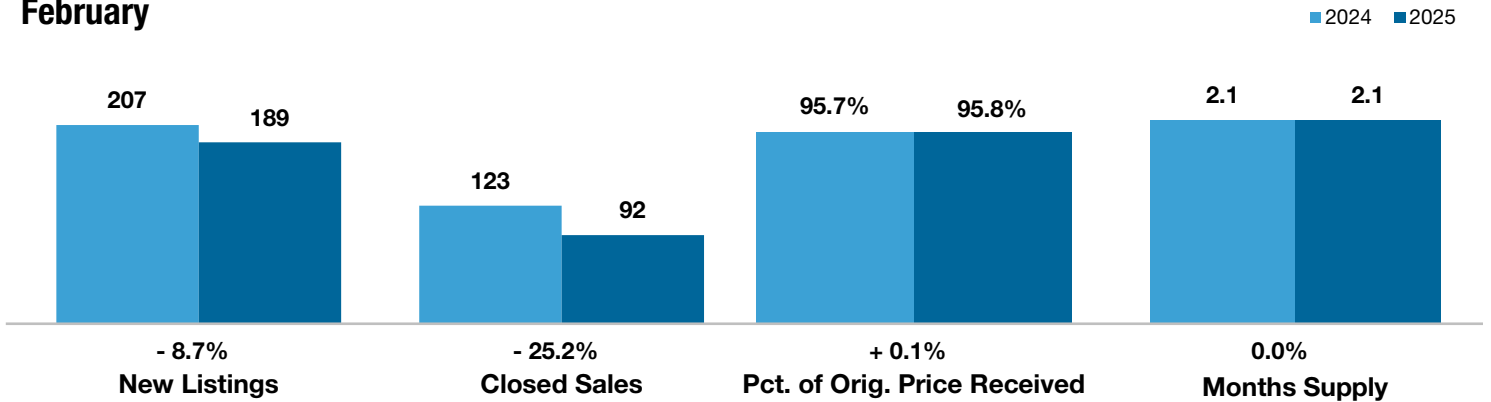


7E – East Central Region

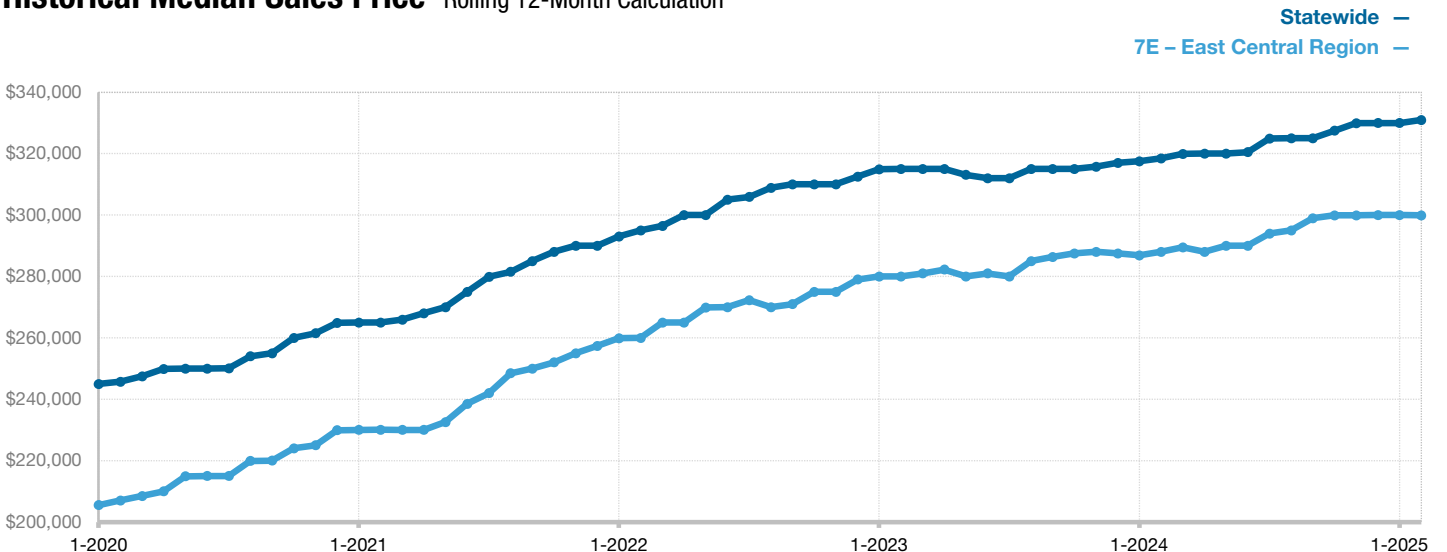
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	207	189	- 8.7%	380	372	- 2.1%
Pending Sales	127	129	+ 1.6%	241	252	+ 4.6%
Closed Sales	123	92	- 25.2%	228	216	- 5.3%
Median Sales Price*	\$310,000	\$322,000	+ 3.9%	\$313,950	\$310,938	- 1.0%
Percent of Original List Price Received*	95.7%	95.8%	+ 0.1%	96.2%	95.8%	- 0.4%
Days on Market Until Sale	50	71	+ 42.0%	50	64	+ 28.0%
Months Supply of Inventory	2.1	2.1	0.0%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

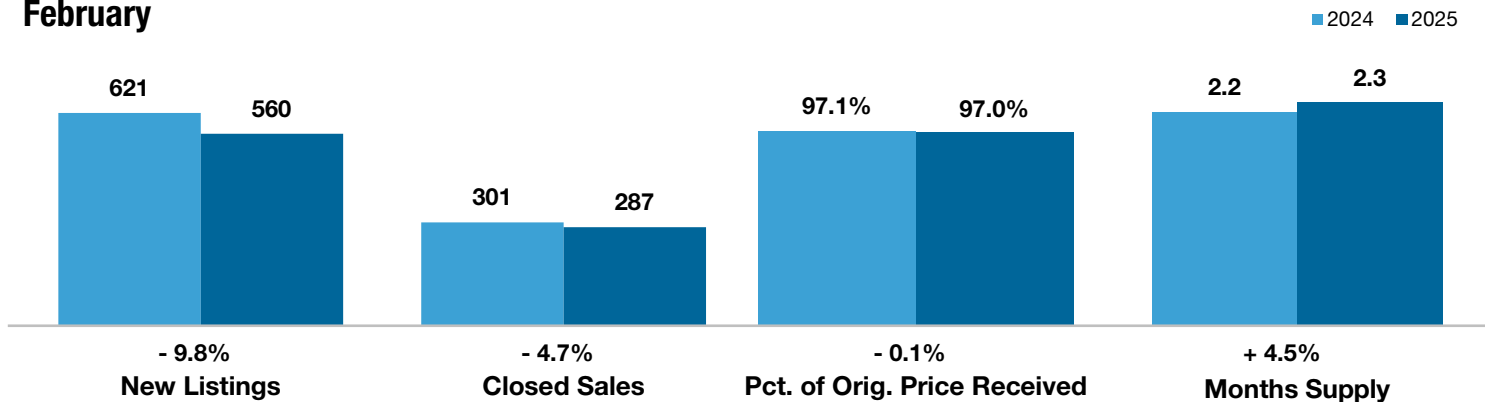


7W – Central Region

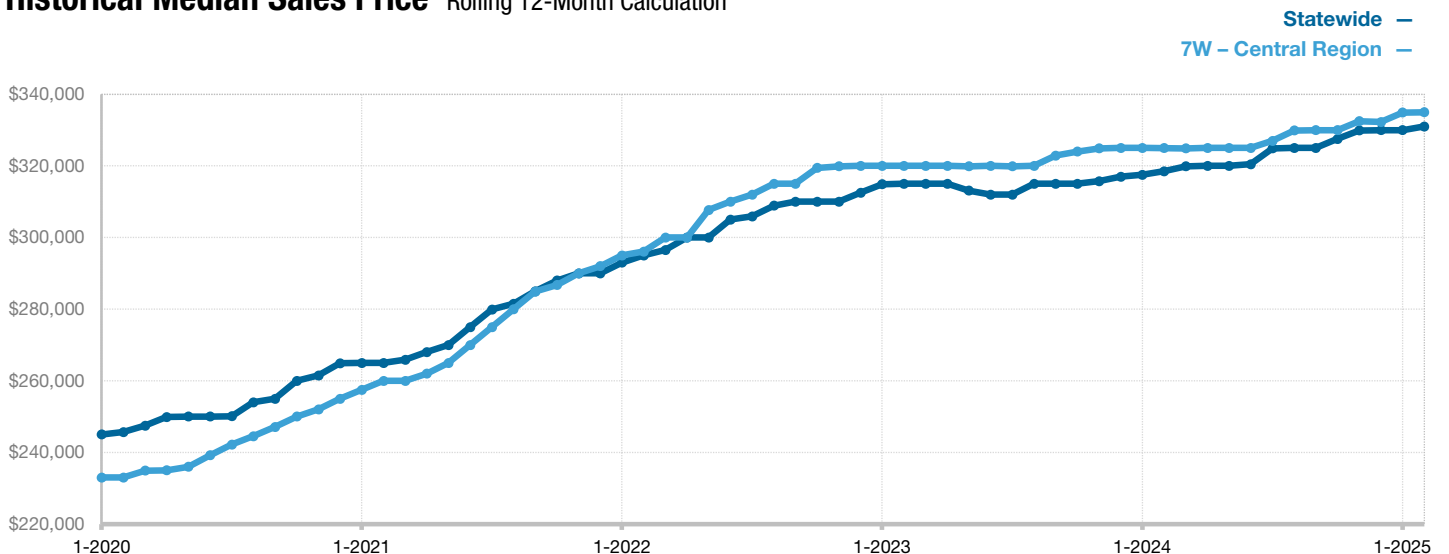
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	621	560	- 9.8%	1,125	1,131	+ 0.5%
Pending Sales	369	358	- 3.0%	691	683	- 1.2%
Closed Sales	301	287	- 4.7%	578	574	- 0.7%
Median Sales Price*	\$330,000	\$339,500	+ 2.9%	\$326,000	\$339,900	+ 4.3%
Percent of Original List Price Received*	97.1%	97.0%	- 0.1%	96.5%	96.8%	+ 0.3%
Days on Market Until Sale	52	61	+ 17.3%	54	57	+ 5.6%
Months Supply of Inventory	2.2	2.3	+ 4.5%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

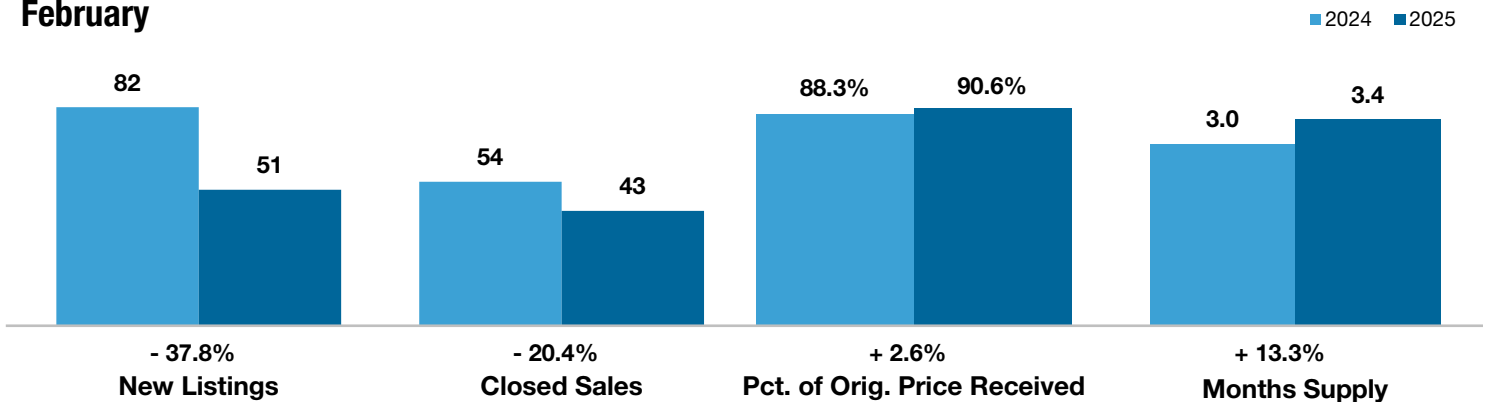


8 – Southwest Region

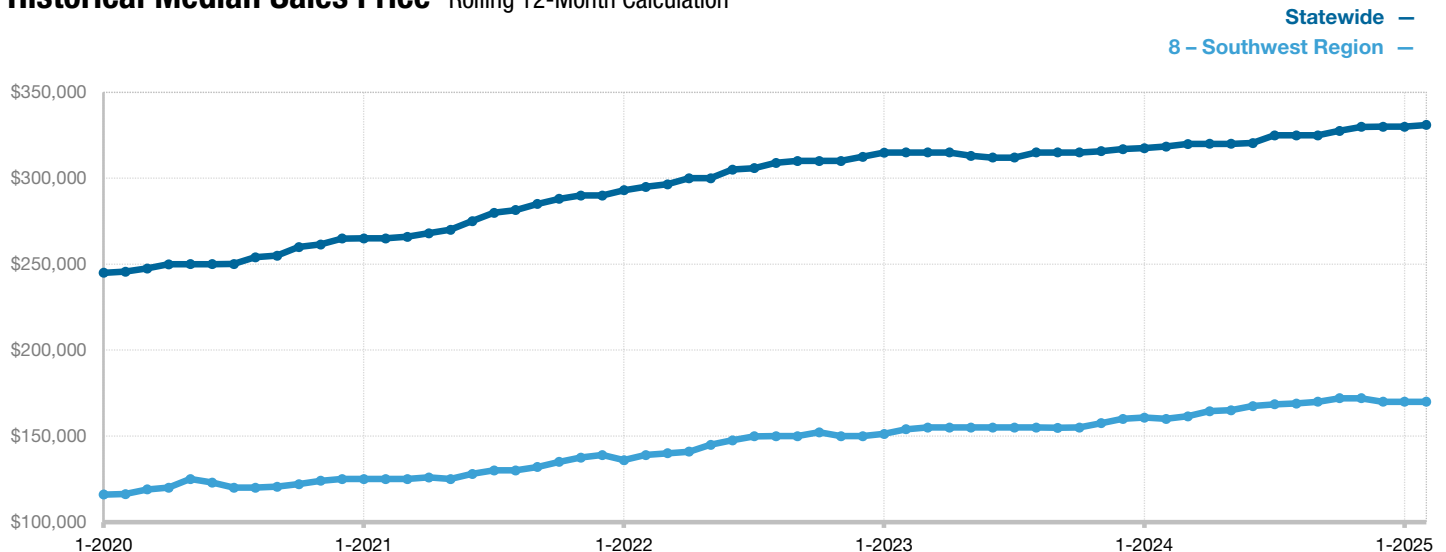
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	82	51	- 37.8%	144	123	- 14.6%
Pending Sales	64	53	- 17.2%	116	108	- 6.9%
Closed Sales	54	43	- 20.4%	99	110	+ 11.1%
Median Sales Price*	\$165,000	\$155,000	- 6.1%	\$146,900	\$155,000	+ 5.5%
Percent of Original List Price Received*	88.3%	90.6%	+ 2.6%	89.6%	92.0%	+ 2.7%
Days on Market Until Sale	82	73	- 11.0%	74	64	- 13.5%
Months Supply of Inventory	3.0	3.4	+ 13.3%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

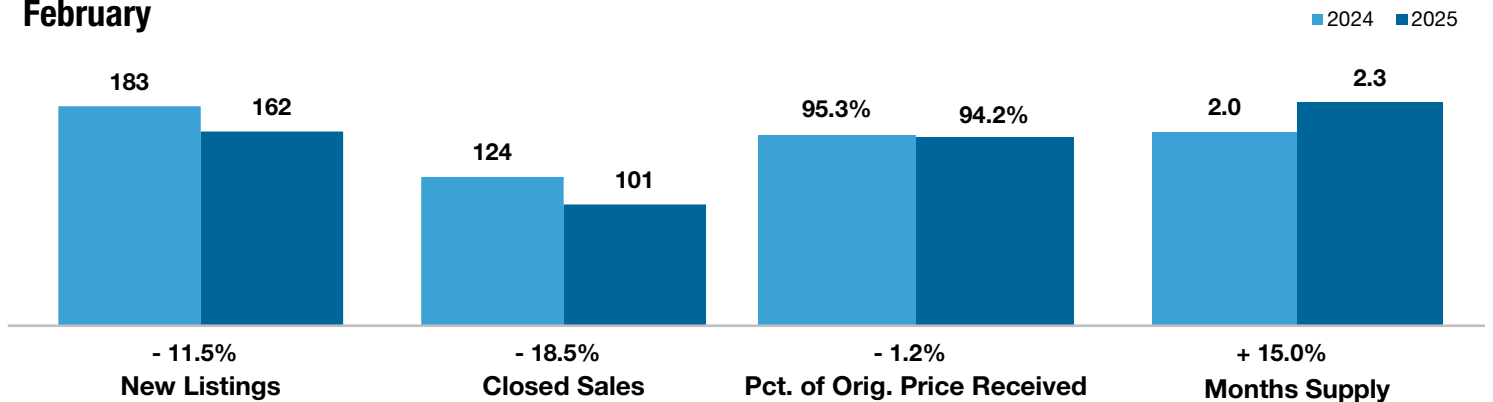


9 – South Central Region

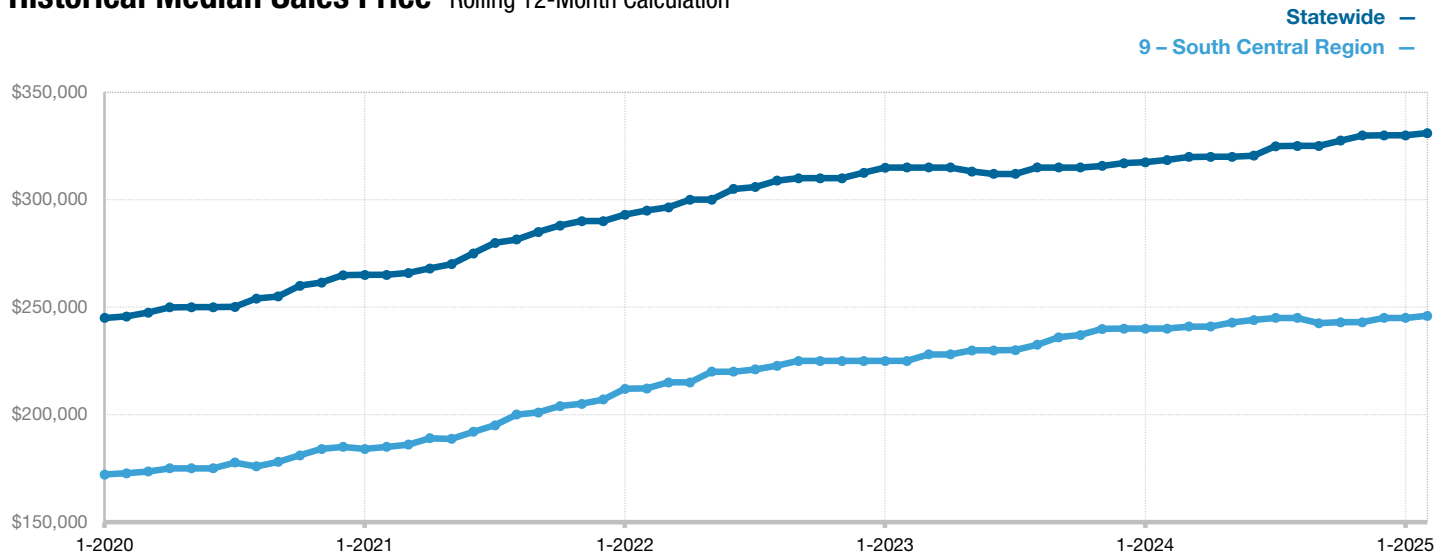
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	183	162	- 11.5%	316	335	+ 6.0%
Pending Sales	145	142	- 2.1%	281	277	- 1.4%
Closed Sales	124	101	- 18.5%	255	250	- 2.0%
Median Sales Price*	\$225,000	\$239,900	+ 6.6%	\$220,500	\$229,000	+ 3.9%
Percent of Original List Price Received*	95.3%	94.2%	- 1.2%	95.3%	93.7%	- 1.7%
Days on Market Until Sale	78	95	+ 21.8%	76	86	+ 13.2%
Months Supply of Inventory	2.0	2.3	+ 15.0%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

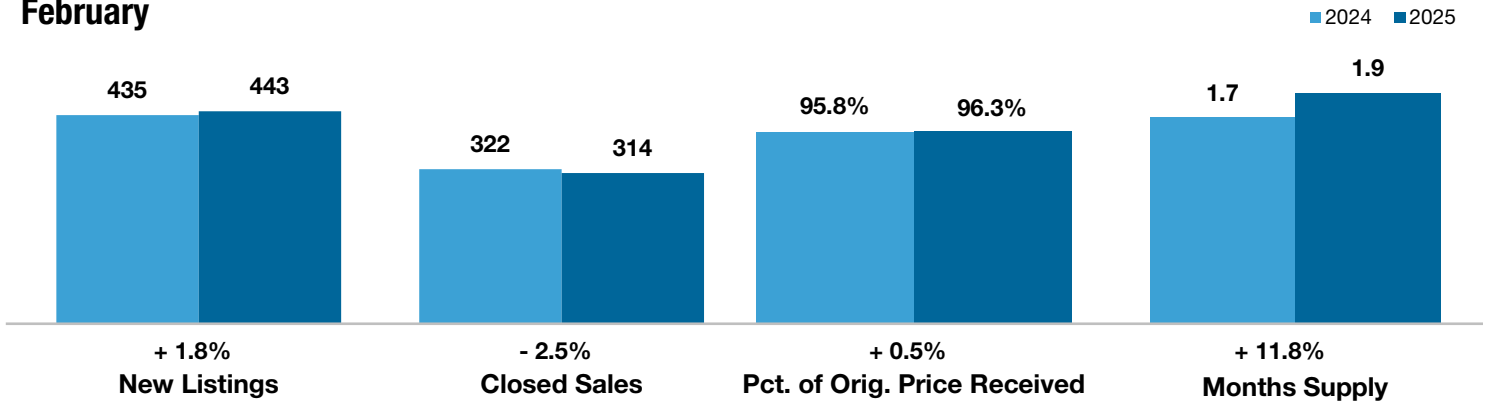


10 – Southeast Region

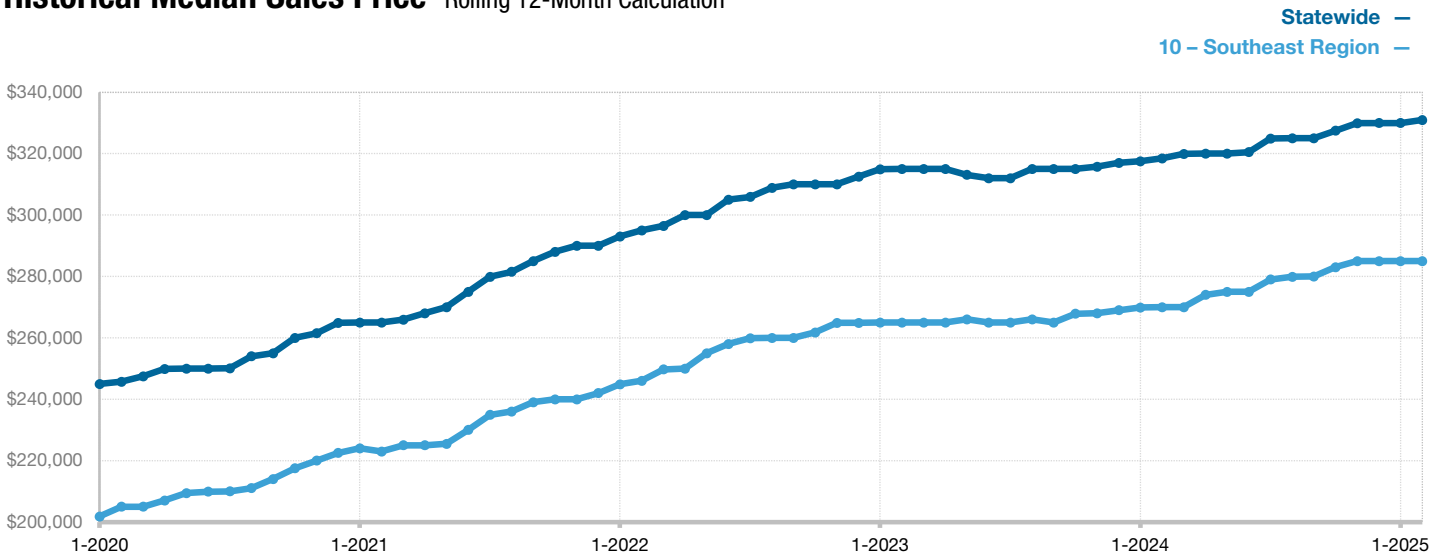
Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	435	443	+ 1.8%	769	851	+ 10.7%
Pending Sales	381	417	+ 9.4%	751	769	+ 2.4%
Closed Sales	322	314	- 2.5%	653	599	- 8.3%
Median Sales Price*	\$279,700	\$295,000	+ 5.5%	\$275,000	\$285,000	+ 3.6%
Percent of Original List Price Received*	95.8%	96.3%	+ 0.5%	95.9%	96.0%	+ 0.1%
Days on Market Until Sale	61	59	- 3.3%	59	60	+ 1.7%
Months Supply of Inventory	1.7	1.9	+ 11.8%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2025

A Research Tool Provided by the Minnesota REALTORS®

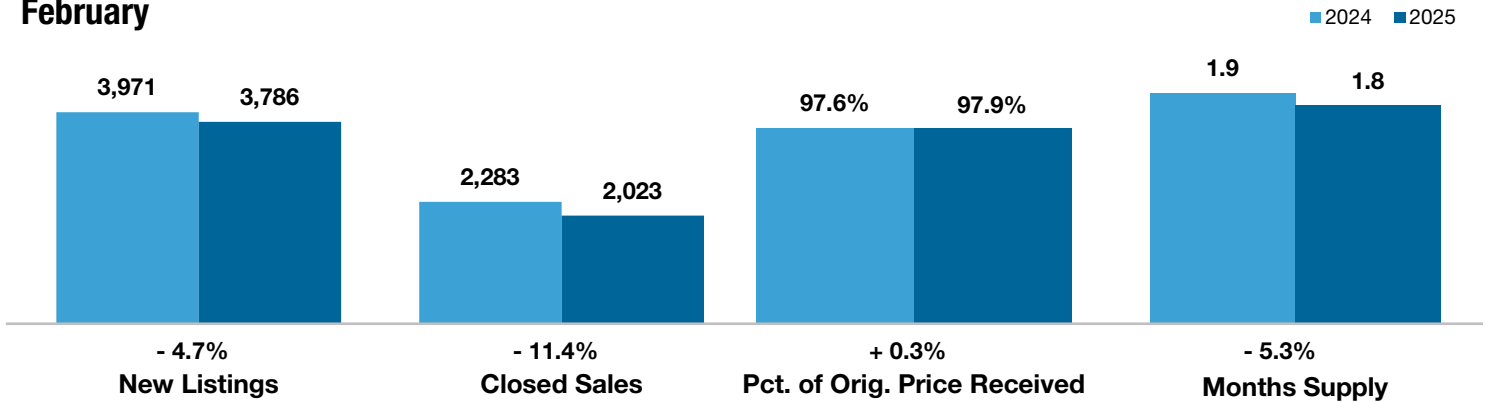


11 – 7-County Twin Cities Region

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	3,971	3,786	- 4.7%	7,329	7,408	+ 1.1%
Pending Sales	2,854	2,604	- 8.8%	5,193	4,802	- 7.5%
Closed Sales	2,283	2,023	- 11.4%	4,174	4,067	- 2.6%
Median Sales Price*	\$360,000	\$385,400	+ 7.1%	\$358,500	\$380,000	+ 6.0%
Percent of Original List Price Received*	97.6%	97.9%	+ 0.3%	97.2%	97.4%	+ 0.2%
Days on Market Until Sale	47	51	+ 8.5%	47	51	+ 8.5%
Months Supply of Inventory	1.9	1.8	- 5.3%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation

