

Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY THE SAINT PAUL AREA ASSOCIATION OF REALTORS®



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- 12.5%

+ 140.0%

+ 38.9%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

December

Year to Date

	2018	2019	+ / -	2018	2019	+ / -
New Listings	8	7	-12.5%	164	221	+ 34.8%
Closed Sales	5	12	+ 140.0%	126	138	+ 9.5%
Median Sales Price*	\$264,900	\$367,850	+ 38.9%	\$367,167	\$367,500	+ 0.1%
Average Sales Price*	\$265,580	\$374,989	+ 41.2%	\$353,583	\$368,093	+ 4.1%
Price Per Square Foot*	\$127	\$159	+ 25.2%	\$140	\$158	+ 12.3%
Percent of Original List Price Received*	96.1%	99.8%	+ 3.9%	98.9%	98.5%	-0.4%
Days on Market Until Sale	38	40	+ 5.3%	47	48	+ 2.1%
Inventory of Homes for Sale	33	37	+ 12.1%	--	--	--
Months Supply of Inventory	3.4	3.1	-8.8%	--	--	--

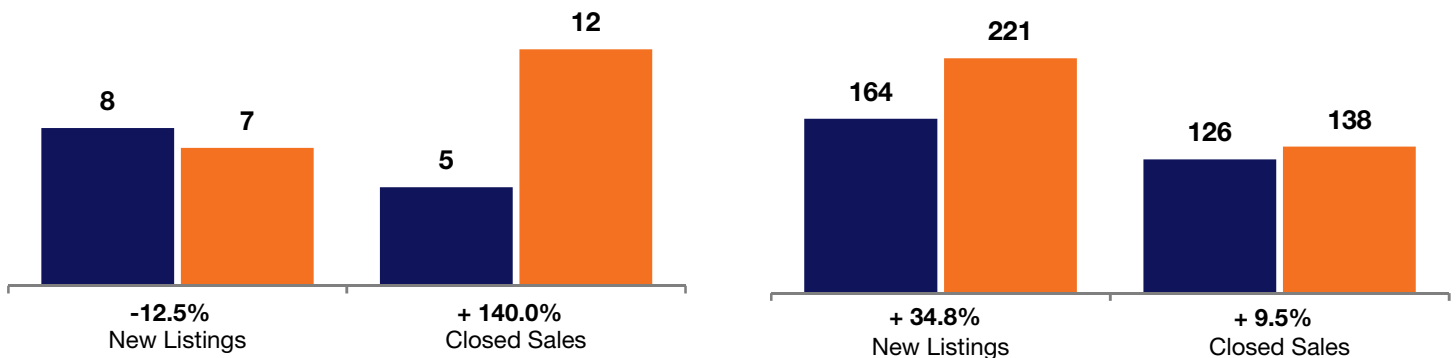
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

■ 2018 ■ 2019

Year to Date

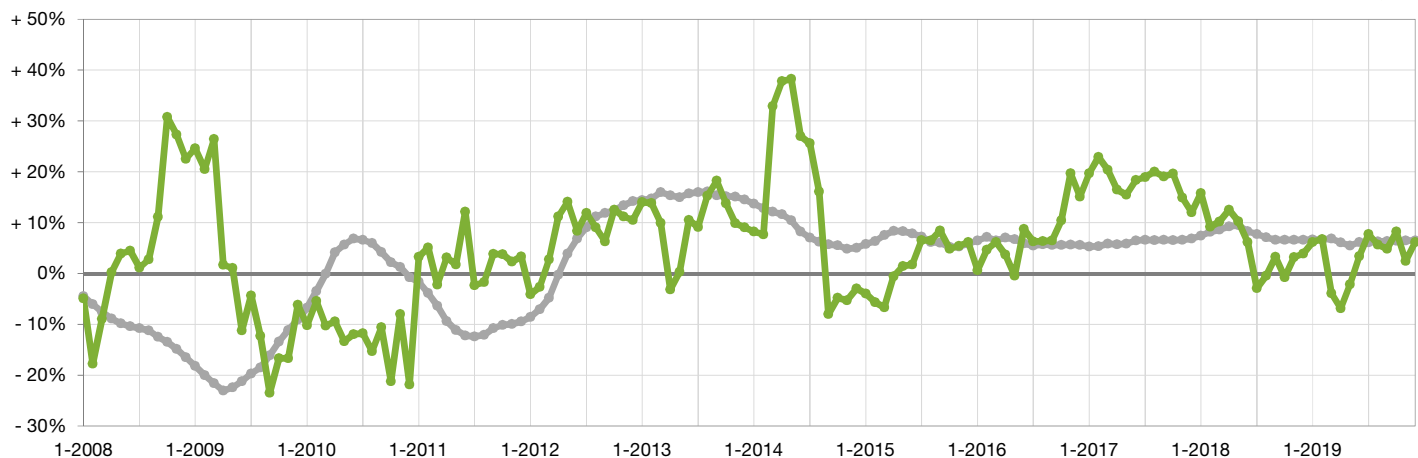
■ 2018 ■ 2019



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

16-County Twin Cities Region

Carver



** 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.