

# Local Market Update – December 2019

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



**- 58.8%**

**+ 21.4%**

**- 8.7%**

Change in  
New Listings

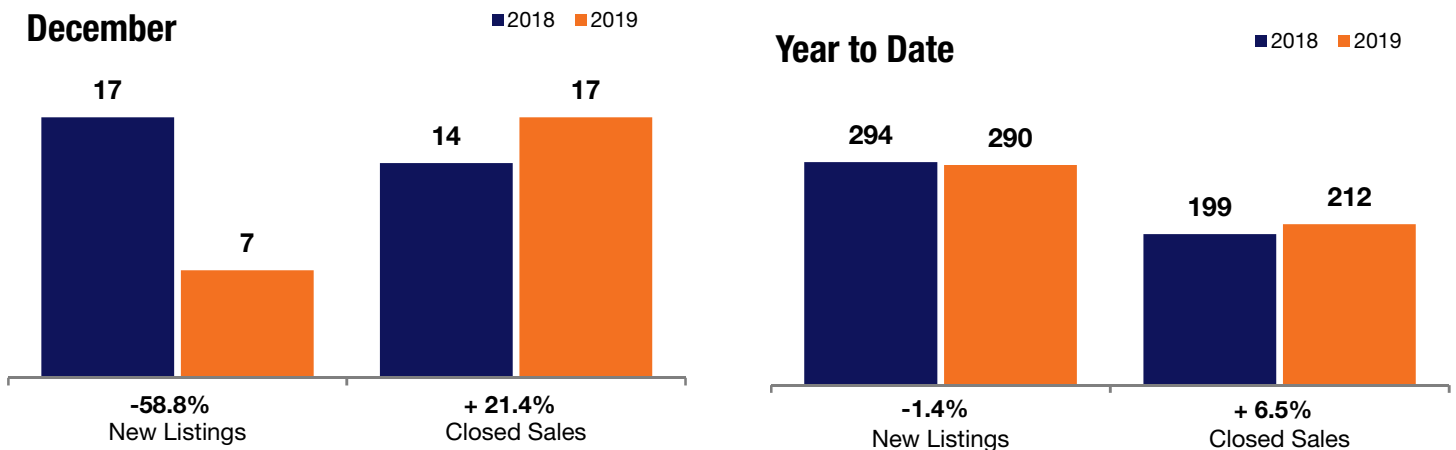
Change in  
Closed Sales

Change in  
Median Sales Price

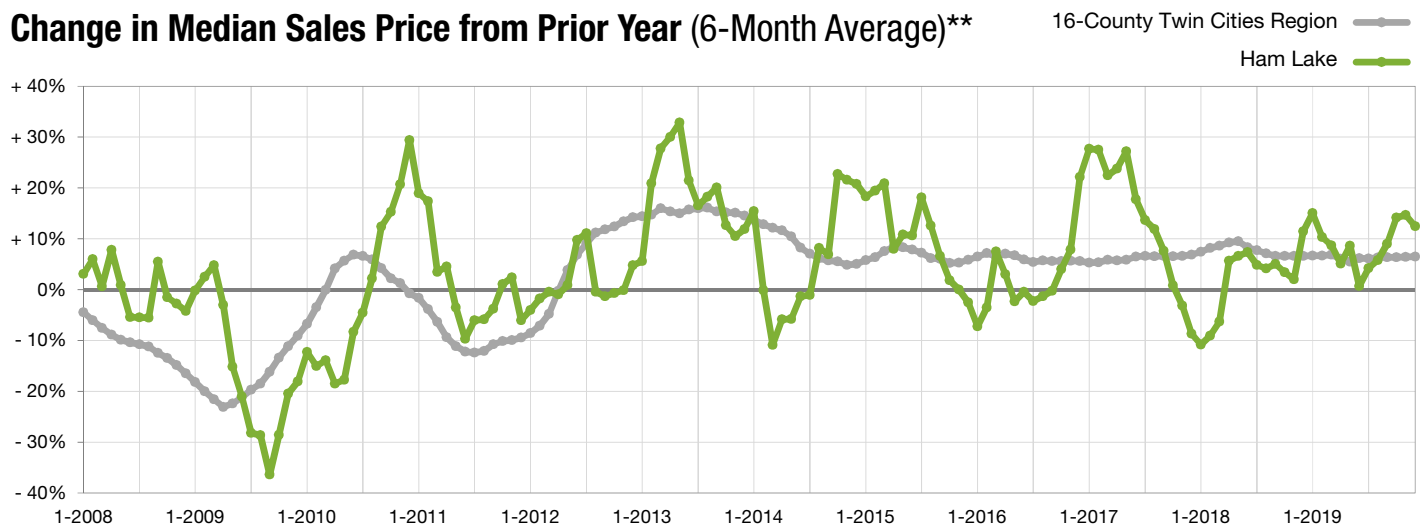
## Ham Lake

	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	17	7	-58.8%	294	290	-1.4%
Closed Sales	14	17	+ 21.4%	199	212	+ 6.5%
Median Sales Price*	\$432,500	<b>\$395,000</b>	-8.7%	\$358,200	<b>\$374,500</b>	+ 4.6%
Average Sales Price*	\$485,024	<b>\$391,651</b>	-19.3%	\$370,372	<b>\$388,769</b>	+ 5.0%
Price Per Square Foot*	\$148	<b>\$145</b>	-2.4%	\$143	<b>\$150</b>	+ 4.8%
Percent of Original List Price Received*	101.0%	<b>95.1%</b>	-5.8%	99.0%	<b>97.7%</b>	-1.3%
Days on Market Until Sale	84	<b>75</b>	-10.7%	67	<b>69</b>	+ 3.0%
Inventory of Homes for Sale	48	<b>27</b>	-43.8%	--	--	--
Months Supply of Inventory	3.0	<b>1.5</b>	-50.0%	--	--	--

\* 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.