

Local Market Update – December 2019

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



+ 57.1%

0.0%

+ 17.3%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Montrose

December

Year to Date

	2018	2019	+ / -	2018	2019	+ / -
New Listings	7	11	+ 57.1%	168	215	+ 28.0%
Closed Sales	4	4	0.0%	126	124	-1.6%
Median Sales Price*	\$201,250	\$236,000	+ 17.3%	\$217,700	\$225,000	+ 3.4%
Average Sales Price*	\$215,125	\$226,600	+ 5.3%	\$219,556	\$224,595	+ 2.3%
Price Per Square Foot*	\$144	\$142	-1.3%	\$128	\$133	+ 4.0%
Percent of Original List Price Received*	97.4%	94.3%	-3.2%	99.5%	98.7%	-0.8%
Days on Market Until Sale	55	53	-3.6%	46	62	+ 34.8%
Inventory of Homes for Sale	31	29	-6.5%	--	--	--
Months Supply of Inventory	3.0	2.7	-10.0%	--	--	--

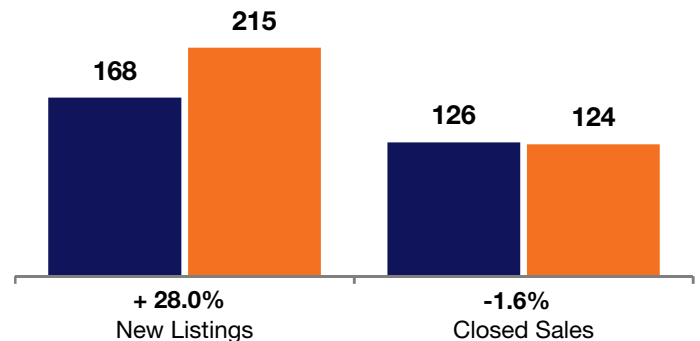
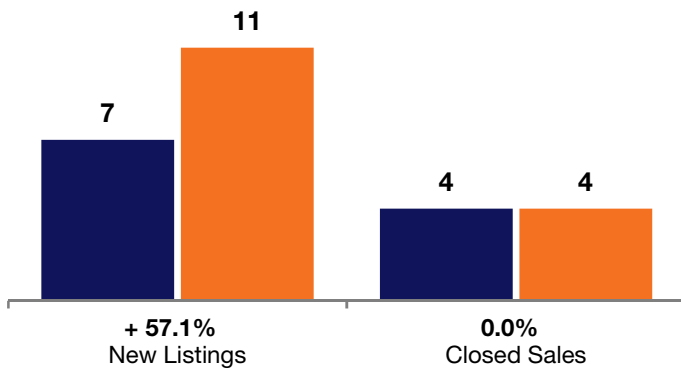
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

■ 2018 ■ 2019

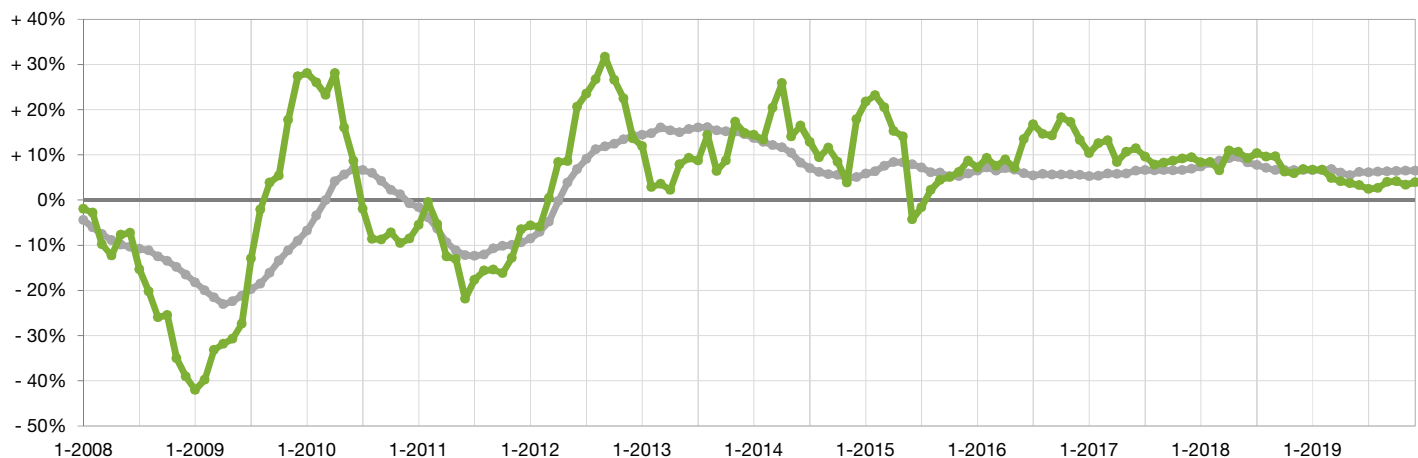
Year to Date

■ 2018 ■ 2019



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

16-County Twin Cities Region —
Montrose —



** 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.