

Local Market Update – December 2019

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



- 25.0%

+ 25.0%

- 14.7%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

North Oaks

December

Year to Date

	2018	2019	+ / -	2018	2019	+ / -
New Listings	4	3	-25.0%	132	145	+ 9.8%
Closed Sales	4	5	+ 25.0%	96	83	-13.5%
Median Sales Price*	\$715,000	\$610,000	-14.7%	\$717,500	\$780,000	+ 8.7%
Average Sales Price*	\$730,000	\$703,062	-3.7%	\$753,631	\$826,060	+ 9.6%
Price Per Square Foot*	\$182	\$184	+ 1.2%	\$173	\$194	+ 12.6%
Percent of Original List Price Received*	92.3%	93.9%	+ 1.7%	94.4%	95.7%	+ 1.4%
Days on Market Until Sale	54	192	+ 255.6%	135	122	-9.6%
Inventory of Homes for Sale	41	36	-12.2%	--	--	--
Months Supply of Inventory	5.7	4.6	-19.3%	--	--	--

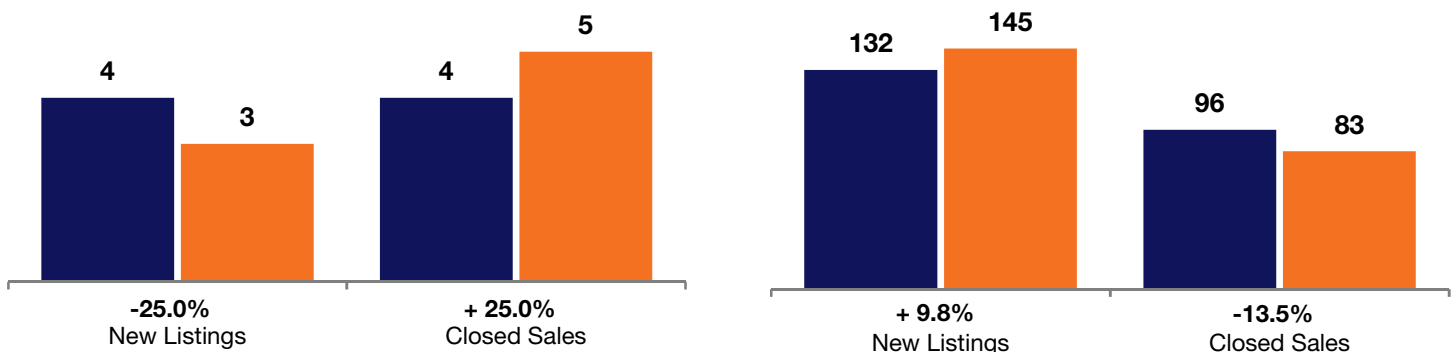
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

■ 2018 ■ 2019

Year to Date

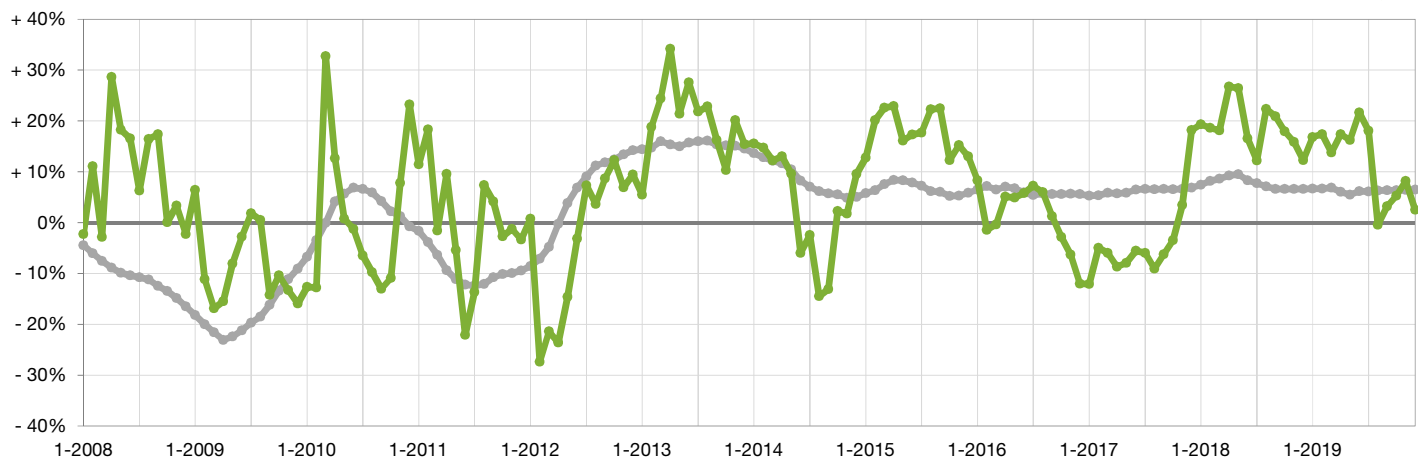
■ 2018 ■ 2019



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

16-County Twin Cities Region

North Oaks



** 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.