

Local Market Update – August 2020

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



+ 9.1%

Change in
New Listings

- 9.1%

Change in
Closed Sales

- 34.3%

Change in
Median Sales Price

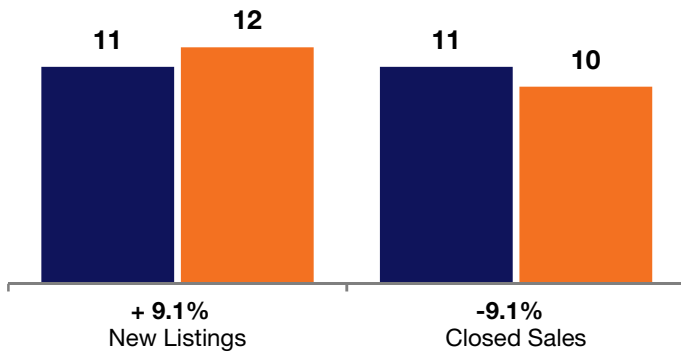
Arden Hills

	August			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	11	12	+ 9.1%	98	74	-24.5%
Closed Sales	11	10	-9.1%	75	60	-20.0%
Median Sales Price*	\$420,000	\$276,000	-34.3%	\$320,000	\$350,000	+ 9.4%
Average Sales Price*	\$369,218	\$292,310	-20.8%	\$332,886	\$364,295	+ 9.4%
Price Per Square Foot*	\$153	\$177	+ 15.9%	\$149	\$176	+ 18.0%
Percent of Original List Price Received*	98.8%	100.5%	+ 1.7%	98.7%	99.5%	+ 0.8%
Days on Market Until Sale	21	24	+ 14.3%	41	29	-29.3%
Inventory of Homes for Sale	21	11	-47.6%	--	--	--
Months Supply of Inventory	2.2	1.4	-36.4%	--	--	--

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

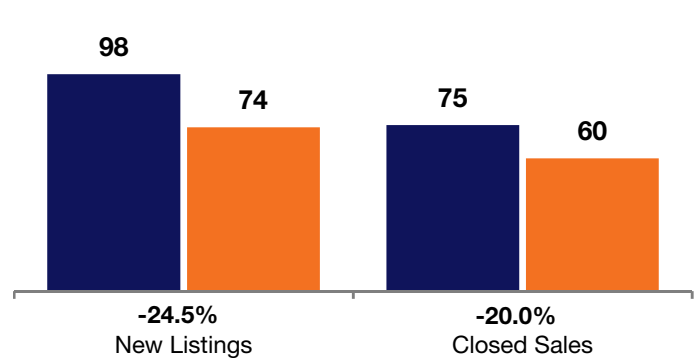
August

■ 2019 ■ 2020



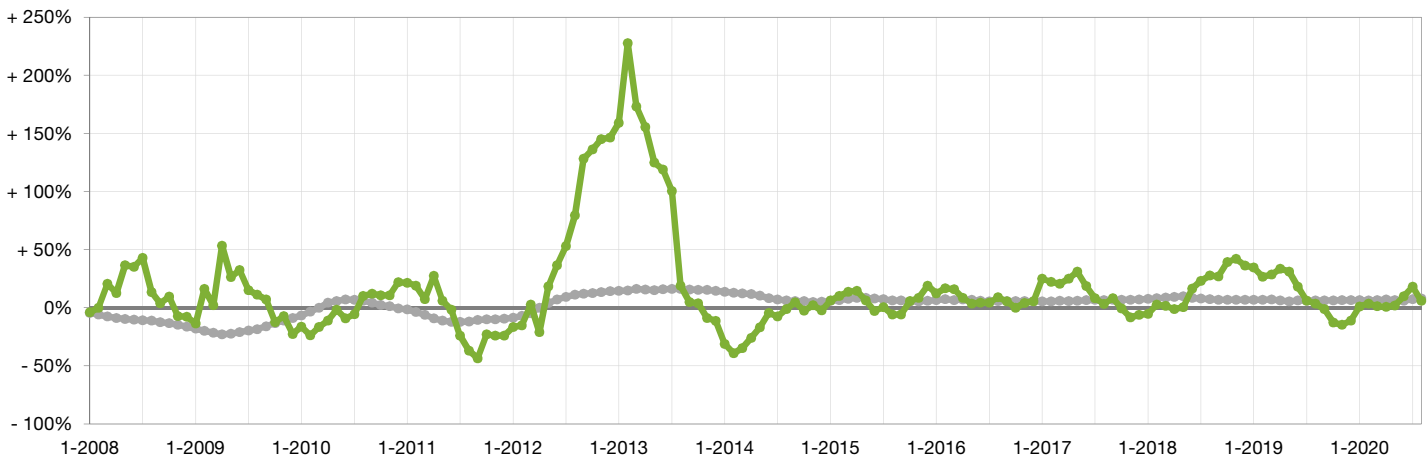
Year to Date

■ 2019 ■ 2020



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

16-County Twin Cities Region —
Arden Hills —



** 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.