

Local Market Update – August 2020

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



- 40.6%

+ 36.8%

+ 22.6%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

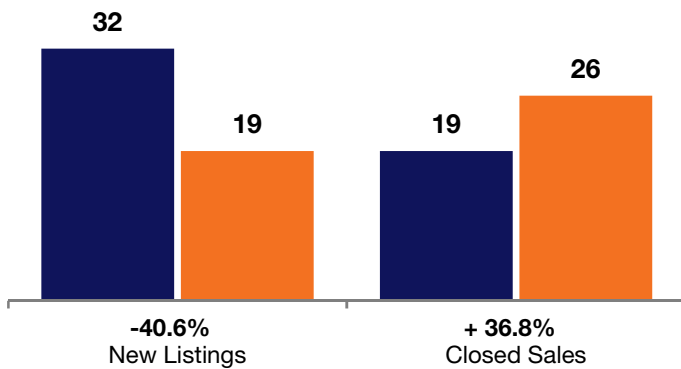
Ham Lake

	August			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	32	19	-40.6%	221	190	-14.0%
Closed Sales	19	26	+ 36.8%	134	145	+ 8.2%
Median Sales Price*	\$369,000	\$452,500	+ 22.6%	\$367,000	\$410,000	+ 11.7%
Average Sales Price*	\$418,331	\$473,823	+ 13.3%	\$390,267	\$430,280	+ 10.3%
Price Per Square Foot*	\$146	\$165	+ 13.2%	\$149	\$172	+ 14.9%
Percent of Original List Price Received*	99.2%	99.5%	+ 0.3%	98.3%	98.7%	+ 0.4%
Days on Market Until Sale	36	47	+ 30.6%	71	64	-9.9%
Inventory of Homes for Sale	70	26	-62.9%	--	--	--
Months Supply of Inventory	4.1	1.4	-65.9%	--	--	--

* 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

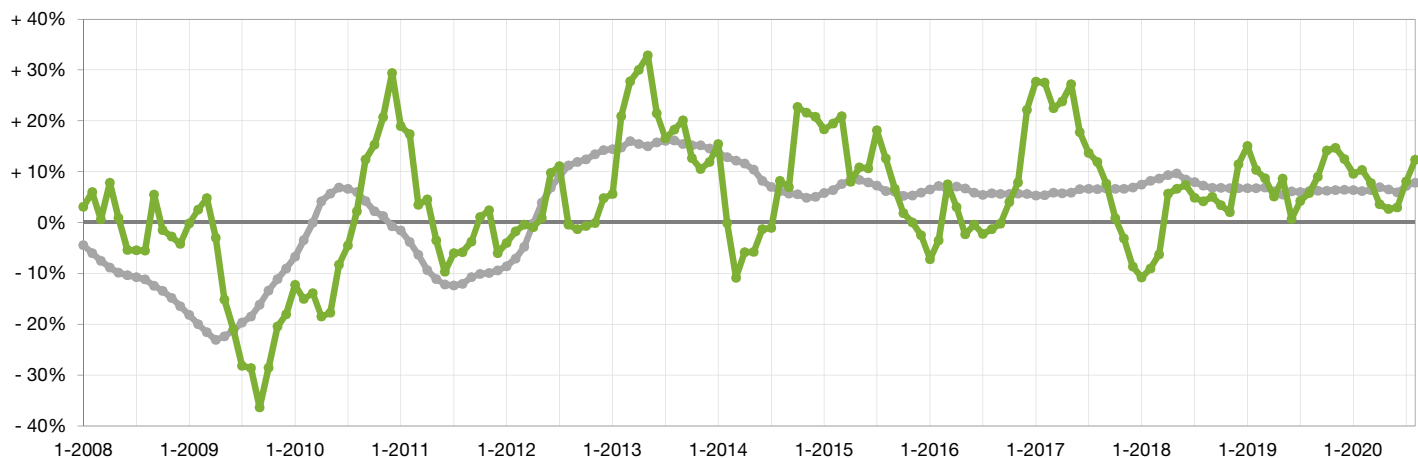
■ 2019 ■ 2020



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

16-County Twin Cities Region —

Ham Lake —



** 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.