

# Local Market Update – August 2020

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



## Jordan

**- 15.8%**

**+ 18.2%**

**+ 13.9%**

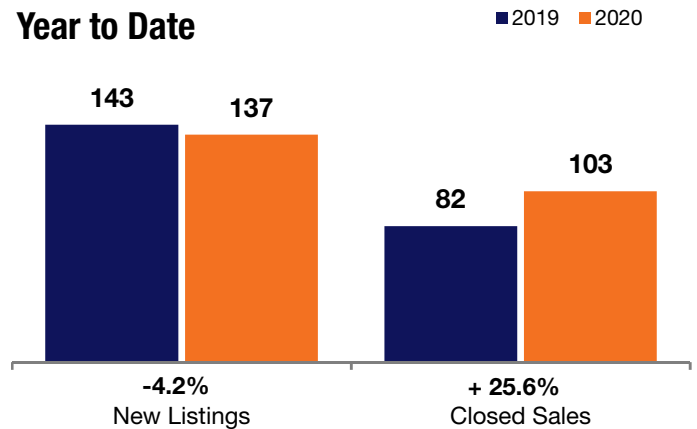
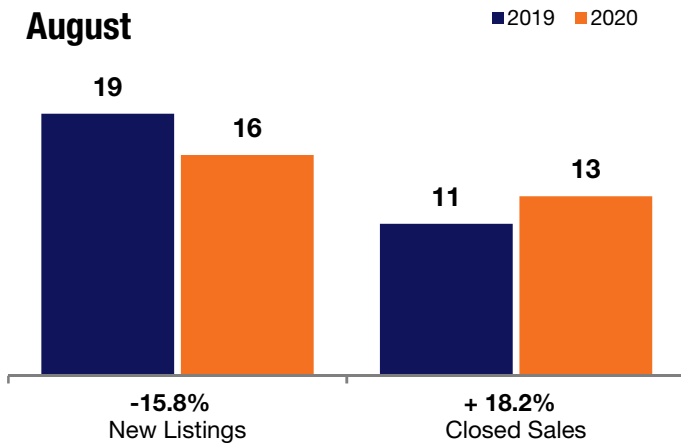
Change in  
New Listings

Change in  
Closed Sales

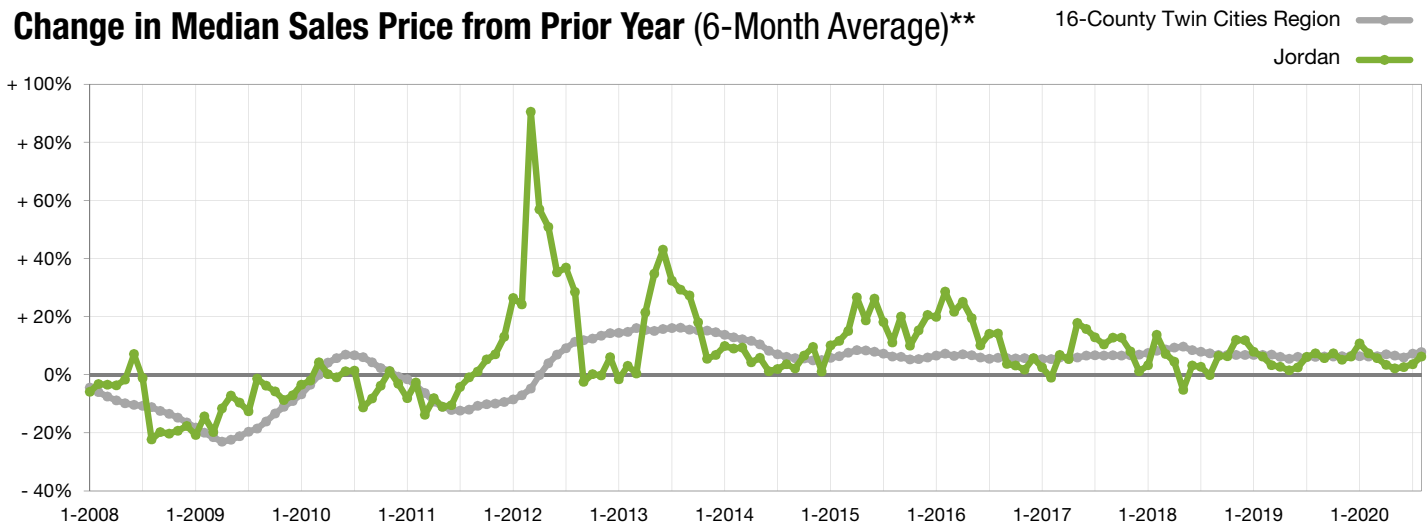
Change in  
Median Sales Price

|  | August    |                  |         | Year to Date |                  |         |
|--|-----------|------------------|---------|--------------|------------------|---------|
|  | 2019      | 2020             | + / -   | 2019         | 2020             | + / -   |
| New Listings                             | 19        | 16               | -15.8%  | 143          | 137              | -4.2%   |
| Closed Sales                             | 11        | 13               | + 18.2% | 82           | 103              | + 25.6% |
| Median Sales Price*                      | \$337,880 | <b>\$385,000</b> | + 13.9% | \$314,900    | <b>\$334,950</b> | + 6.4%  |
| Average Sales Price*                     | \$350,579 | <b>\$343,813</b> | -1.9%   | \$319,316    | <b>\$348,879</b> | + 9.3%  |
| Price Per Square Foot*                   | \$144     | <b>\$140</b>     | -2.2%   | \$147        | <b>\$144</b>     | -2.1%   |
| Percent of Original List Price Received* | 97.8%     | <b>100.0%</b>    | + 2.2%  | 98.3%        | <b>98.6%</b>     | + 0.3%  |
| Days on Market Until Sale                | 98        | <b>48</b>        | -51.0%  | 82           | <b>84</b>        | + 2.4%  |
| Inventory of Homes for Sale              | 46        | <b>24</b>        | -47.8%  | --           | --               | --      |
| Months Supply of Inventory               | 4.1       | <b>1.9</b>       | -53.7%  | --           | --               | --      |

\* 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.