

# Local Market Update – August 2020

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



**+ 2.3%**

Change in  
New Listings

**+ 20.0%**

Change in  
Closed Sales

**+ 18.2%**

Change in  
Median Sales Price

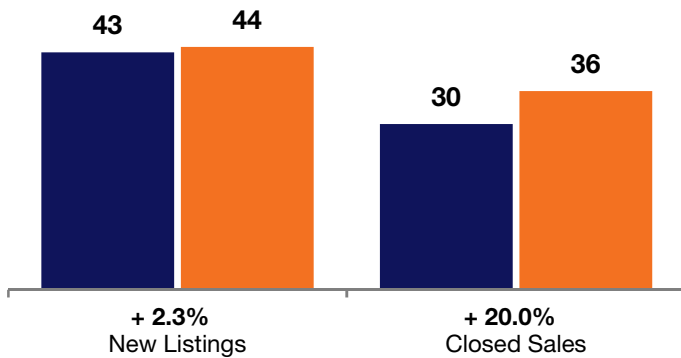
## North Branch

	August			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	43	44	+ 2.3%	274	302	+ 10.2%
Closed Sales	30	36	+ 20.0%	172	199	+ 15.7%
Median Sales Price*	\$228,450	<b>\$270,000</b>	+ 18.2%	\$229,900	<b>\$252,000</b>	+ 9.6%
Average Sales Price*	\$245,593	<b>\$293,230</b>	+ 19.4%	\$249,168	<b>\$267,072</b>	+ 7.2%
Price Per Square Foot*	\$138	<b>\$156</b>	+ 12.8%	\$138	<b>\$145</b>	+ 4.9%
Percent of Original List Price Received*	98.5%	100.1%	+ 1.6%	98.0%	99.8%	+ 1.8%
Days on Market Until Sale	68	73	+ 7.4%	54	64	+ 18.5%
Inventory of Homes for Sale	82	43	-47.6%	--	--	--
Months Supply of Inventory	3.7	1.6	-56.8%	--	--	--

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

### August

■ 2019 ■ 2020



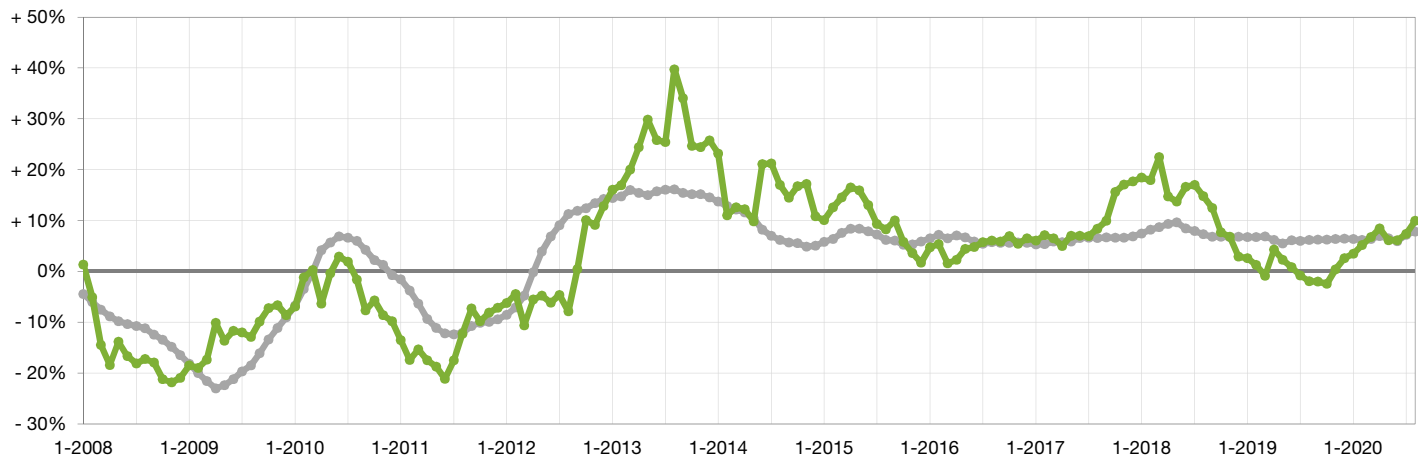
### Year to Date

■ 2019 ■ 2020



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

16-County Twin Cities Region —  
North Branch —



\*\* 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.