

Local Market Update – August 2020

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



Osseo

- 55.6%

Change in
New Listings

- 75.0%

Change in
Closed Sales

+ 14.6%

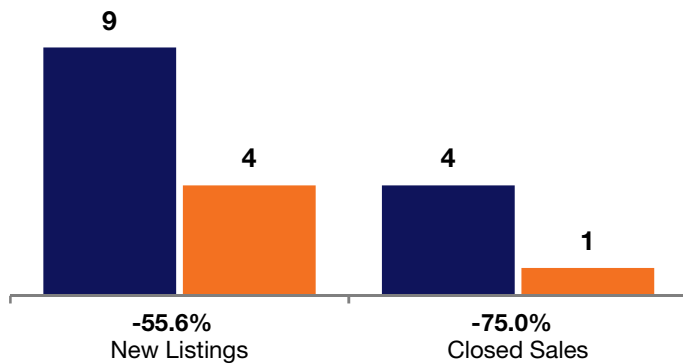
Change in
Median Sales Price

	August			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	9	4	-55.6%	21	22	+ 4.8%
Closed Sales	4	1	-75.0%	12	16	+ 33.3%
Median Sales Price*	\$240,000	\$275,000	+ 14.6%	\$250,000	\$250,000	0.0%
Average Sales Price*	\$236,000	\$275,000	+ 16.5%	\$250,275	\$254,344	+ 1.6%
Price Per Square Foot*	\$158	\$156	-1.7%	\$145	\$152	+ 4.8%
Percent of Original List Price Received*	101.7%	103.8%	+ 2.1%	100.5%	101.7%	+ 1.2%
Days on Market Until Sale	18	70	+ 288.9%	23	23	0.0%
Inventory of Homes for Sale	7	3	-57.1%	--	--	--
Months Supply of Inventory	3.9	1.0	-74.4%	--	--	--

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

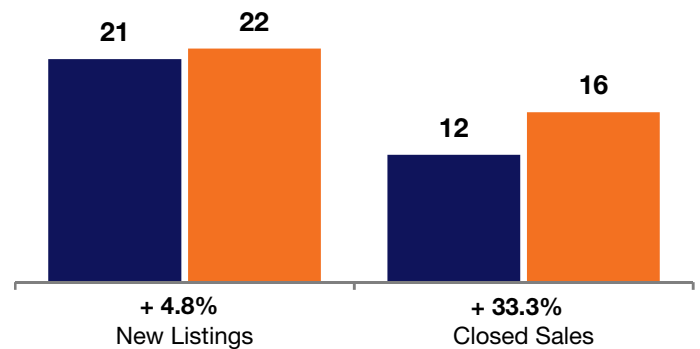
August

■ 2019 ■ 2020



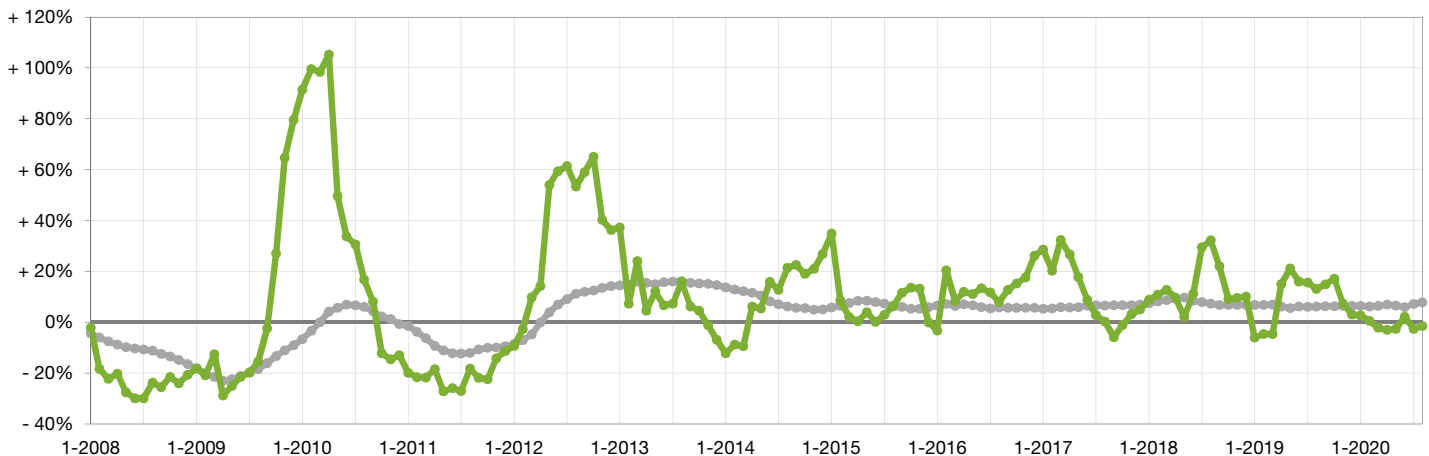
Year to Date

■ 2019 ■ 2020



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

16-County Twin Cities Region — 16-County Twin Cities Region
Osseo — Osseo



** 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.