

# Residential Housing Market Activity Across MN

May 2025 compared to a year ago



	<b>GAAAR (Alexandria)</b>		% Chg	<b>GLAR (Brainerd)</b>		% Chg	<b>ICBR (Grand Rapids)</b>		% Chg	<b>LCAR (Detroit Lakes)</b>		% Chg	<b>LRAR (Fergus Falls)</b>		% Chg
New Listings	190	+35.7%		878	+15.1%		171	-2.8%		163	+28.3%		185	-3.6%	
Pending Sales	125	+16.8%		495	+1.0%		106	+23.3%		86	+6.2%		117	-3.3%	
Closed Sales	87	-27.5%		423	-6.4%		90	+16.9%		71	+1.4%		102	-4.7%	
Median Sales Price	\$270,000	-12.9%		\$299,900	-0.0%		\$251,500	+0.6%		\$280,000	-8.8%		\$322,450	+39.6%	
Days on Market	52	+5.2%		50	+5.8%		71	+40.4%		60	+8.0%		63	+5.6%	
Pct of List Price Rec'd	97.1%	+1.1%		96.4%	-0.7%		94.4%	-2.0%		94.6%	-0.4%		97.5%	+1.2%	
Inventory	299	+21.1%		1,712	+21.1%		360	+13.2%		383	+16.1%		438	+7.6%	
Months Supply	3.9	+22.1%		4.6	+26.3%		4.6	+15.1%		6.4	+34.4%		5.2	+22.2%	

  

	<b>LSAR (Duluth/N. Shore)</b>		% Chg	<b>NWMAR (Bemidji)</b>		% Chg	<b>RAOR (Hibbing/Virginia)</b>		% Chg	<b>RASM (Mankato)</b>		% Chg	<b>SCAAR (St. Cloud)</b>		% Chg
New Listings	563	+41.8%		176	+4.1%		166	+36.1%		235	+9.8%		196	+2.1%	
Pending Sales	284	-5.0%		88	-15.4%		48	-39.2%		187	-1.1%		126	-18.2%	
Closed Sales	274	-9.0%		88	-9.3%		69	-21.6%		161	-1.2%		146	+10.6%	
Median Sales Price	\$299,500	+13.0%		\$225,000	0.0%		\$160,000	-16.2%		\$284,000	+3.3%		\$290,000	+7.4%	
Days on Market	32	-6.6%		84	+13.0%		105	+14.1%		81	+1.1%		28	-16.1%	
Pct of List Price Rec'd	99.1%	-0.5%		93.9%	-0.4%		95.6%	+0.2%		98.3%	+0.3%		99.4%	-0.0%	
Inventory	950	+37.1%		563	+24.6%		329	+43.7%		381	+25.3%		291	+26.5%	
Months Supply	3.6			7.2	+43.4%		4.4	+64.2%		2.8	+27.4%		2.7	+31.0%	

  

	<b>SEMR (Rochester)</b>		% Chg	<b>WCAR (Willmar)</b>		% Chg	<b>7-County Twin Cities</b>		% Chg	<b>16-County Twin Cities</b>		% Chg	<b>MN Statewide</b>		% Chg
New Listings	669	+12.2%		384	+13.3%		5,923	+1.0%		7,096	+0.6%		10,649	+5.3%	
Pending Sales	509	+2.2%		262	+11.5%		3,953	-1.9%		4,719	+0.5%		7,037	+1.7%	
Closed Sales	513	+6.7%		235	+2.2%		3,881	-1.5%		4,628	+0.3%		6,674	-0.4%	
Median Sales Price	\$295,000	+0.5%		\$200,000	+8.8%		\$400,000	+2.8%		\$395,000	+2.6%		\$359,900	+2.8%	
Days on Market	37	+6.0%		60	-2.2%		41	+5.1%		44	+7.3%		37	0.0%	
Pct of List Price Rec'd	99.3%	+0.0%		95.8%	+0.8%		100.3%	+0.2%		100.0%	0.0%		99.3%	0.0%	
Inventory	1,088	+22.5%		739	+20.2%		7,752	+4.4%		9,588	+4.5%		16,215	+10.1%	
Months Supply	2.6	+22.4%		3.5	+22.6%		2.4	+4.3%		2.5	+4.2%		2.9	+11.5%	

\*Days on Market not always comparable due to use of CDOM vs. DOM

Note: All data from participating MN MLSs.  
Data are deemed reliable but are not guaranteed.  
May differ from other sources as this includes additional market activity.  
Valid as of 6/11/25.

# Residential Housing Market Activity

May. 2025 compared to a year ago



	MN Statewide	% Chg	Twin Cities Metro	% Chg	Minneapolis	% Chg	St. Paul	% Chg
New Listings	10,649	+5.3%	7,096	+0.6%	626	-4.3%	376	+1.3%
Pending Sales	7,037	+1.7%	4,719	+0.5%	410	-8.1%	279	-5.7%
Closed Sales	6,674	-0.4%	4,628	+0.3%	448	-1.8%	250	-14.7%
Median Sales Price	\$359,900	+2.8%	\$395,000	+2.6%	\$381,000	+12.7%	\$313,500	+6.8%
Days on Market	37	0.0%	44	+7.3%	50	+2.0%	45	+15.4%
% of List Price Rec'd	99.3%	0.0%	100.0%	0.0%	101.1%	+0.9%	101.6%	+0.8%
Inventory	16,215	+10.1%	9,588	+4.5%	917	+0.4%	453	+5.6%
Months Supply	2.9	+11.5%	2.5	+4.2%	2.7	+3.8%	2.0	+11.1%

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