

The 100+

Market Updates for 205 Twin Cities Communities

A free research tool from the Minneapolis Area Association of REALTORS®
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MINNEAPOLIS AREA Association
of REALTORS®

Minneapolis

Hennepin County, MN

July

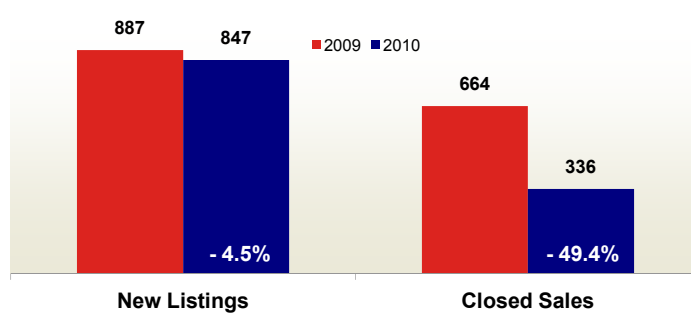
Year to Date

	2009	2010	Change	2009	2010	Change
New Listings	887	847	- 4.5%	6,290	6,537	+ 3.9%
Closed Sales	664	336	- 49.4%	3,419	2,866	- 16.2%
Median Sales Price	\$160,000	\$176,000	+ 10.0%	\$145,000	\$164,000	+ 13.1%
Average Sales Price	\$192,616	\$230,717	+ 19.8%	\$179,104	\$202,910	+ 13.3%
Percent of Original List Price Received at Sale*	95.1%	92.6%	- 2.6%	93.3%	94.7%	+ 1.5%
Average Days on Market Until Sale**	122	102	- 16.5%	118	105	- 10.9%
Single-Family Detached Inventory	1,596	1,930	+ 20.9%	--	--	--
Townhouse-Condo Inventory	1,027	917	- 10.7%	--	--	--

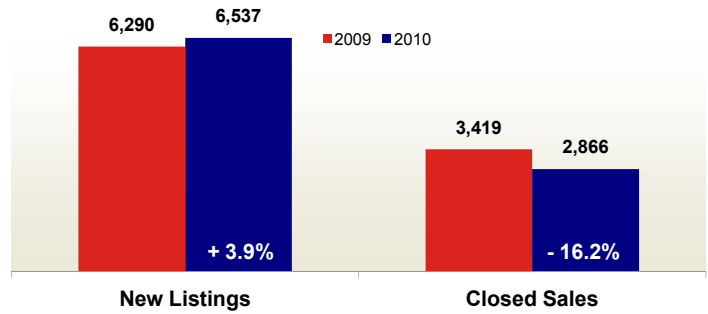
*Does not account for list prices from any previous listing contracts

**City market time figures are based on Cumulative Days on Market, which does account for previous listing contracts

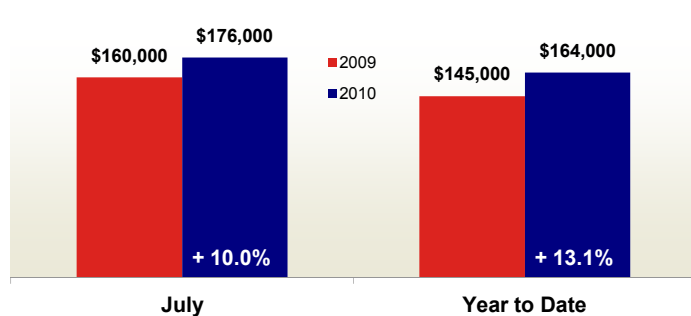
Activity—Most Recent Month



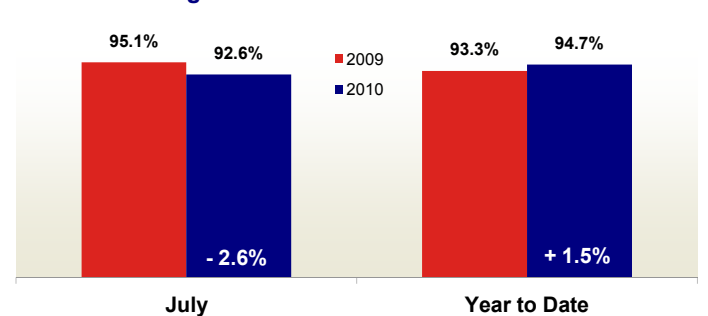
Activity—Year to Date



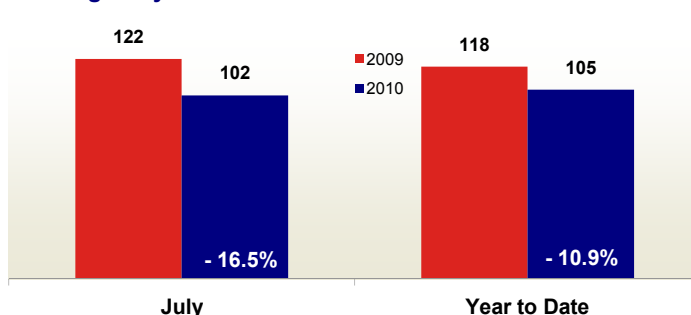
Median Sales Price



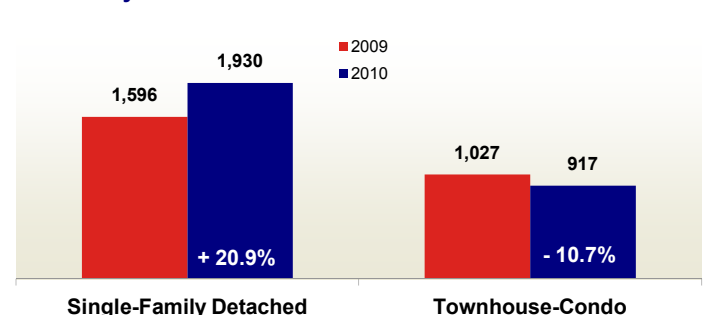
Percent of Original List Price Received



Average Days on Market Until Sale



Inventory of Homes for Sale



Some of the figures referenced in this report are for only one month worth of activity. As such, they can sometimes look extreme due to the small sample size involved. For broader historical market information, please feel free to contact us.



New Listings

Closed Sales

	New Listings			Closed Sales			New Listings			Closed Sales		
	Jul 2009	Jul 2010	Change	YTD 2009	YTD 2010	Change	Jul 2009	Jul 2010	Change	YTD 2009	YTD 2010	Change
Camden	115	120	+ 4.3%	814	848	+ 4.2%	91	50	- 45.1%	554	429	- 22.6%
Downtown Minneapolis	118	103	- 12.7%	937	842	- 10.1%	65	37	- 43.1%	352	312	- 11.4%
Longfellow	40	42	+ 5.0%	357	367	+ 2.8%	57	27	- 52.6%	246	191	- 22.4%
Nokomis	124	127	+ 2.4%	805	981	+ 21.9%	101	42	- 58.4%	462	420	- 9.1%
North	78	82	+ 5.1%	585	588	+ 0.5%	61	30	- 50.8%	394	299	- 24.1%
Northeast	69	81	+ 17.4%	504	581	+ 15.3%	67	25	- 62.7%	311	232	- 25.4%
Phillips	17	16	- 5.9%	132	133	+ 0.8%	8	3	- 62.5%	77	70	- 9.1%
Powderhorn	80	50	- 37.5%	459	426	- 7.2%	60	16	- 73.3%	321	202	- 37.1%
Southwest	126	117	- 7.1%	838	947	+ 13.0%	71	60	- 15.5%	386	424	+ 9.8%
University Area	14	16	+ 14.3%	149	152	+ 2.0%	29	5	- 82.8%	85	59	- 30.6%
Uptown-Lakes	105	91	- 13.3%	705	667	- 5.4%	53	42	- 20.8%	228	225	- 1.3%

Median Sales Price

Percent of Original List Price Received

	Median Sales Price			Percent of Original List Price Received			Median Sales Price			Percent of Original List Price Received		
	Jul 2009	Jul 2010	Change	YTD 2009	YTD 2010	Change	Jul 2009	Jul 2010	Change	YTD 2009	YTD 2010	Change
Camden	\$52,178	\$62,500	+ 19.8%	\$40,700	\$75,300	+ 85.0%	95.3%	90.0%	- 5.6%	92.7%	94.5%	+ 2.0%
Downtown Minneapolis	\$255,000	\$300,000	+ 17.6%	\$257,725	\$230,000	- 10.8%	92.4%	93.8%	+ 1.5%	94.5%	93.0%	- 1.6%
Longfellow	\$177,500	\$199,900	+ 12.6%	\$169,450	\$170,000	+ 0.3%	96.4%	97.2%	+ 0.9%	95.3%	96.0%	+ 0.8%
Nokomis	\$191,000	\$184,500	- 3.4%	\$189,900	\$194,900	+ 2.6%	96.8%	93.2%	- 3.8%	94.8%	95.3%	+ 0.5%
North	\$34,500	\$44,900	+ 30.1%	\$32,500	\$58,400	+ 79.7%	95.8%	94.7%	- 1.2%	93.6%	97.4%	+ 4.1%
Northeast	\$169,900	\$151,250	- 11.0%	\$149,000	\$155,000	+ 4.0%	95.6%	91.9%	- 3.9%	92.6%	94.8%	+ 2.4%
Phillips	\$92,300	\$120,000	+ 30.0%	\$83,600	\$111,450	+ 33.3%	95.3%	94.6%	- 0.7%	89.4%	95.9%	+ 7.2%
Powderhorn	\$125,950	\$114,750	- 8.9%	\$90,129	\$127,500	+ 41.5%	96.1%	94.0%	- 2.2%	92.2%	95.5%	+ 3.5%
Southwest	\$253,000	\$274,500	+ 8.5%	\$255,750	\$275,000	+ 7.5%	95.2%	91.1%	- 4.3%	93.7%	93.6%	- 0.1%
University Area	\$190,000	\$205,000	+ 7.9%	\$198,000	\$200,000	+ 1.0%	90.9%	86.3%	- 5.1%	90.9%	90.8%	- 0.2%
Uptown-Lakes	\$224,750	\$345,000	+ 53.5%	\$230,000	\$250,000	+ 8.7%	93.1%	91.9%	- 1.3%	90.9%	93.3%	+ 2.7%

Average Days on Market Until Sale

Single-Family Detached Inventory

Townhouse-Condo Inventory

	Average Days on Market Until Sale			Single-Family Detached Inventory			Townhouse-Condo Inventory					
	Jul 2009	Jul 2010	Change	YTD 2009	YTD 2010	Change	Jul 2009	Jul 2010	Change	Jul 2009	Jul 2010	Change
Camden	132	102	- 22.8%	106	90	- 15.5%	283	354	+ 25.1%	15	6	- 60.0%
Downtown Minneapolis	162	137	- 15.5%	114	161	+ 41.6%	2	2	- 0.0%	516	449	- 13.0%
Longfellow	98	72	- 25.8%	93	74	- 20.7%	73	117	+ 60.3%	10	10	- 0.0%
Nokomis	66	76	+ 14.3%	93	90	- 3.1%	245	354	+ 44.5%	31	34	+ 9.7%
North	119	61	- 48.3%	111	86	- 22.9%	225	199	- 11.6%	5	13	+ 160.0%
Northeast	121	109	- 9.8%	125	71	- 43.1%	136	210	+ 54.4%	49	35	- 28.6%
Phillips	89	120	+ 35.0%	162	160	- 1.4%	38	28	- 26.3%	41	27	- 34.1%
Powderhorn	131	69	- 47.2%	152	92	- 39.1%	120	136	+ 13.3%	41	44	+ 7.3%
Southwest	96	106	+ 10.6%	111	111	+ 0.4%	281	329	+ 17.1%	50	54	+ 8.0%
University Area	222	154	- 30.8%	165	135	- 18.5%	32	36	+ 12.5%	42	41	- 2.4%
Uptown-Lakes	168	145	- 13.3%	159	149	- 6.0%	160	163	+ 1.9%	227	205	- 9.7%

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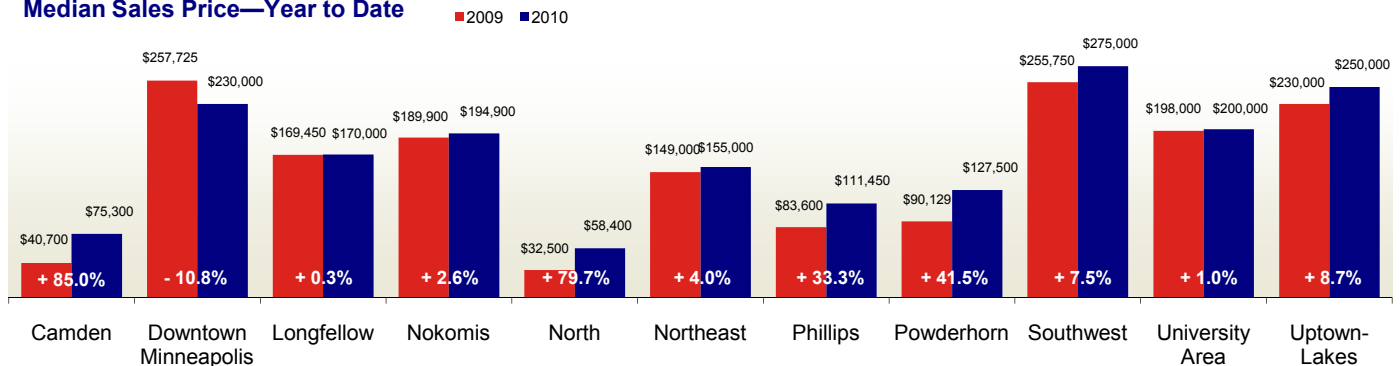
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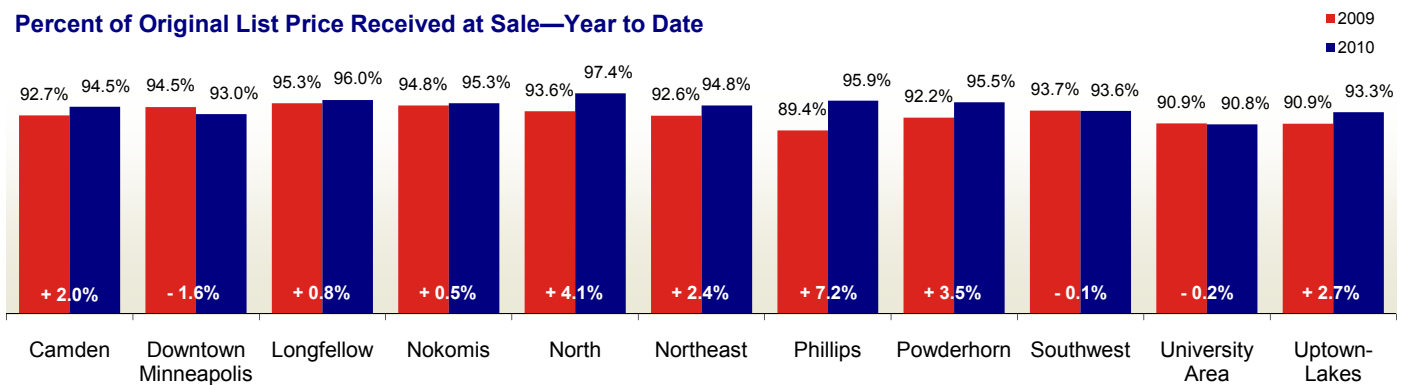
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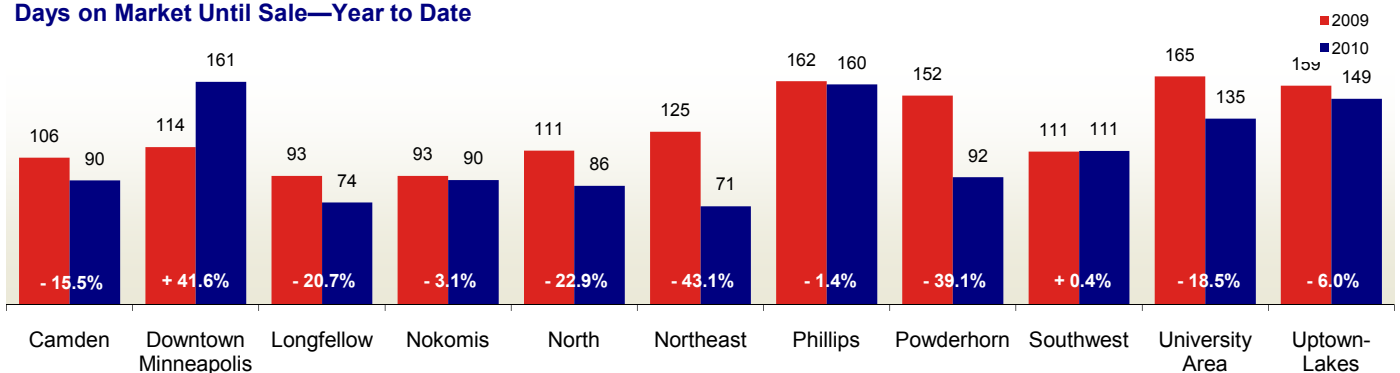
Median Sales Price—Year to Date



Percent of Original List Price Received at Sale—Year to Date



Days on Market Until Sale—Year to Date



Current Inventory

