

# Local Market Update – August 2012

A RESEARCH TOOL PROVIDED BY THE MINNEAPOLIS AREA ASSOCIATION OF REALTORS®



MINNEAPOLIS AREA Association  
of REALTORS®

**- 7.2%**

Change in  
New Listings

**+ 48.3%**

Change in  
Closed Sales

**+ 7.1%**

Change in  
Median Sales Price

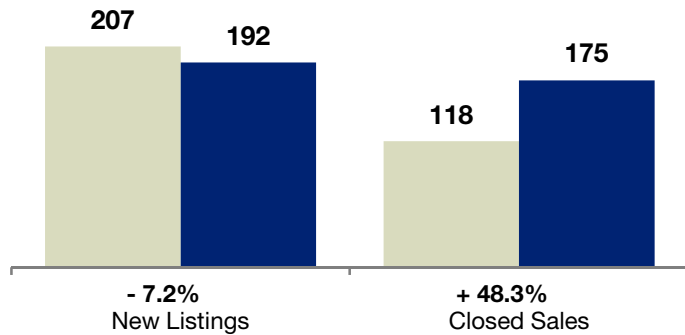
## Carver County

	August			Year to Date		
	2011	2012	+ / -	2011	2012	+ / -
New Listings	207	192	- 7.2%	1,727	1,643	- 4.9%
Closed Sales	118	175	+ 48.3%	840	1,105	+ 31.5%
Median Sales Price*	\$211,575	\$226,500	+ 7.1%	\$218,000	\$225,000	+ 3.2%
Average Sales Price*	\$297,972	\$254,528	- 14.6%	\$271,078	\$264,525	- 2.4%
Price Per Square Foot*	\$110	\$103	- 5.7%	\$103	\$103	- 0.3%
Percent of Original List Price Received*	91.8%	96.0%	+ 4.6%	92.2%	93.7%	+ 1.6%
Days on Market Until Sale	171	124	- 27.6%	166	133	- 20.2%
Inventory of Homes for Sale	789	559	- 29.2%	--	--	--
Months Supply of Inventory	7.6	4.3	- 44.0%	--	--	--

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

### August

■ 2011 ■ 2012



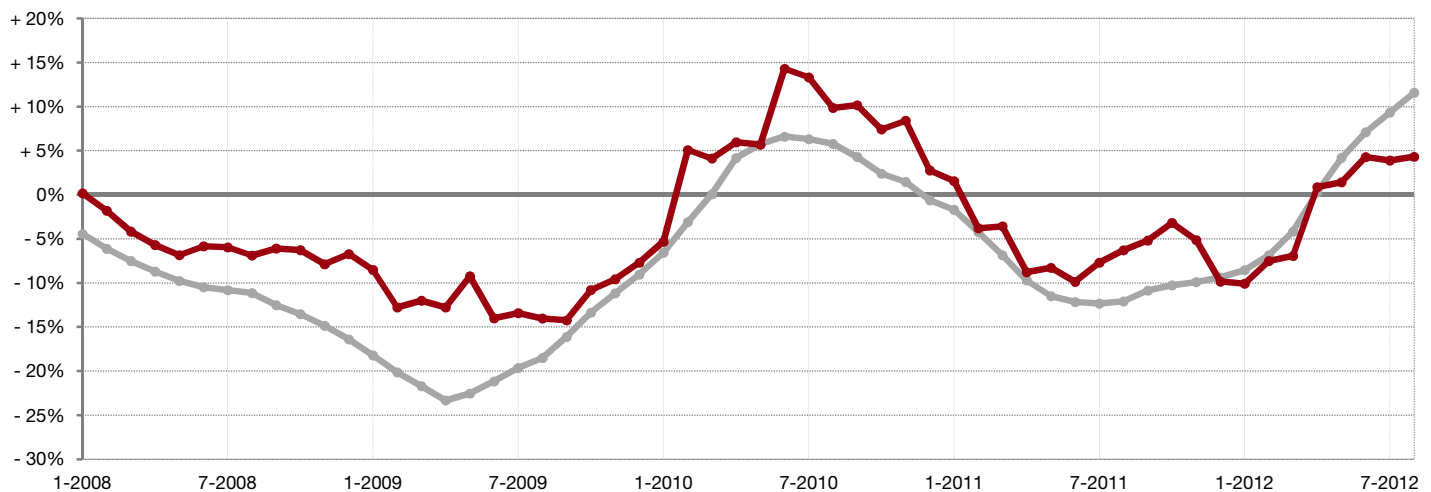
### Year to Date

■ 2011 ■ 2012



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

Twin Cities Region —●—  
Carver County —●—



\*\* 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. | Current as of September 10, 2012. All data from Regional Multiple Listing Service, Inc. | Powered by 10K Research and Marketing. | Sponsored by Royal Credit Union www.rcu.org