Minneapolis-St. Paul-Bloomington, MN-WI

2021

Mean Appraised Value

$420,749

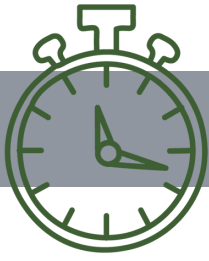### Mean Appraised Value in Communities of Color

$229,983

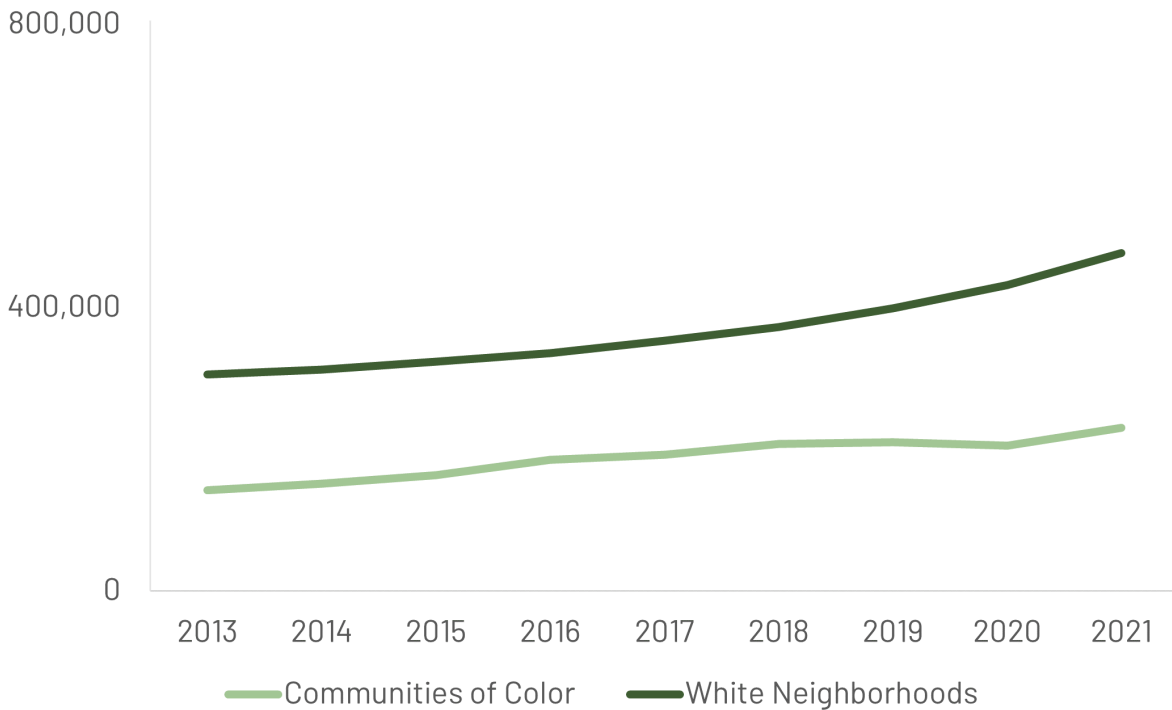### Mean Appraised Value in White Neighborhoods

$476,867

Appraisers determine a home's value by taking into consideration the property and neighborhood characteristics. To make an "apples to apples" comparison, we use a regression model that takes into consideration neighborhood housing stock (e.g., size, type, age), socioeconomic status (e.g., property owners, employment rates, poverty), and amenities (e.g., retail stores, entertainment, services, parks). The above estimates are the mean appraised values in the metropolitan area for neighborhood with average housing stock, socioeconomic, and amenities.

Figure 1

Mean Appraised Values Over Time
2013–2021

	2013	2014	2015	2016	2017	2018	2019	2020	2021
Communities of Color	142,419	151,335	163,237	185,059	192,024	207,395	209,461	205,008	229,983
White Neighborhoods	305,643	312,637	323,897	335,882	352,983	372,449	398,979	431,890	476,867

Figure 2

Mean Appraised Values Over Time
2013–2021

Source: Authors' analysis of FHFA UAD, 2006-2010, 2011-2015, and 2016-2020 American Community Survey 5-year estimates and 2013-2018 National Neighborhood Data Archive.
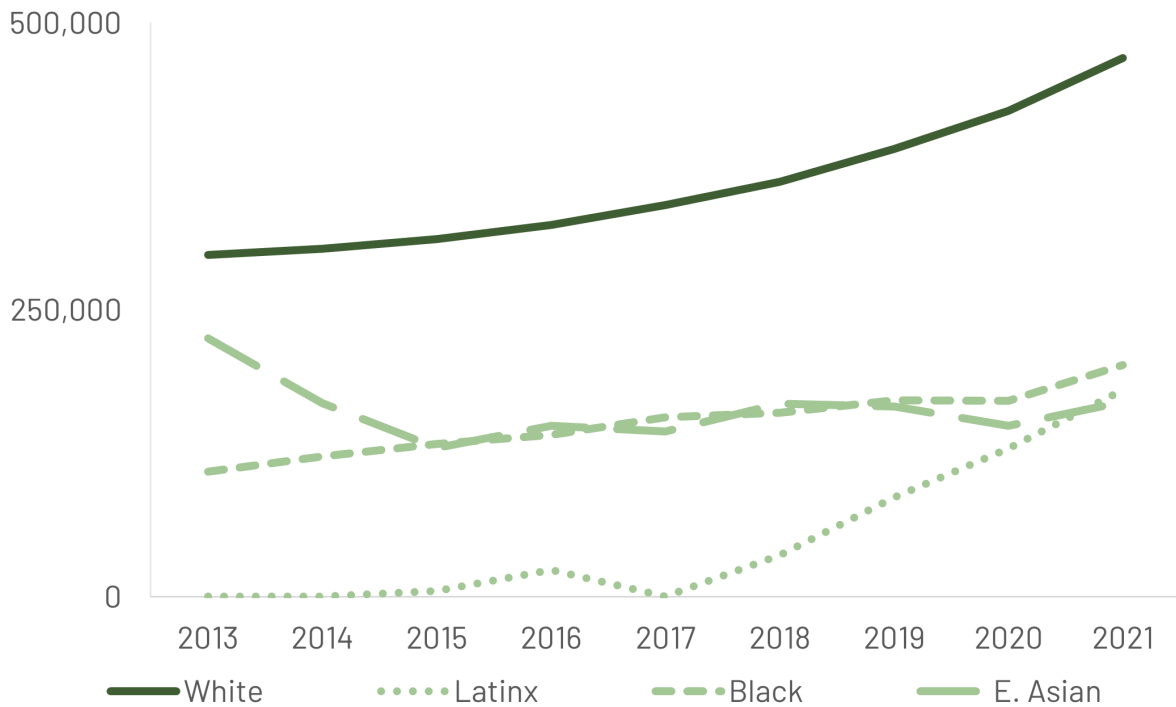
Metropolitan Area Racial Group Proportions, 2021

White	Latinx	Black	Southeast Asian & Pacific Islander	Other Communities of Color
0.77	0.06	0.09	0.04	0.03

Citation: Howell, Junia and Elizabeth Korver-Glenn. 2022. "Metropolitan Area Supplemental Files ." In *Appraised: The Persistent Evaluation of White Neighborhoods as More Valuable Than Communities of Color*. eruka.org/appraised