

**Grand Rapids Association of REALTORS®  
Comparative Activity Report  
February 2023**

Note: This report reflects closed sales and current activity (sales written) in Montcalm County.

<b>February New Listings</b>	<b>2023</b>	<b>2022</b>	<b>% Chg</b>	<b>Current Listings</b>	<b>Avg DOM</b>	
Residential	54	40	35.0%	Residential	70	100
Multi-Family	0	3	.0%	Multi-Family	3	42
Vacant Land	14	16	-12.5%	Vacant Land	97	239
<b>YTD New Listings</b>				<b>Total</b>	<b>170</b>	
Residential	100	99	1.0%			
Multi-Family	1	3	-66.7%			
Vacant Land	30	22	36.4%			

Months of Inventory of Homes Based on Pending Sales 1.4

<b>February CLOSED Sales</b>	<b>2023</b>			<b>2022</b>				
	<b>Units</b>	<b>% Chg</b>	<b>Volume</b>	<b>% Chg</b>	<b>Avg DOM</b>	<b>Units</b>	<b>Volume</b>	<b>Avg DOM</b>
Residential	30	-25.0%	6,688,215	-21.3%	39	40	8,499,300	42
Multi-Family	0	.0%	0	.0%	0	1	164,900	20
Vacant Land	7	40.0%	506,499	80.2%	158	5	281,000	32
<b>Total All Sales</b>	<b>37</b>	<b>-19.6%</b>	<b>7,194,714</b>	<b>-19.6%</b>		<b>46</b>	<b>8,945,200</b>	

<b>Year-to-Date CLOSED Sales</b>	<b>2023</b>			<b>2022</b>		
	<b>Units</b>	<b>% Chg</b>	<b>Volume</b>	<b>% Chg</b>	<b>Units</b>	<b>Volume</b>
Residential	65	-32.3%	14,229,395	-28.4%	96	19,866,485
Multi-Family	0	.0%	0	.0%	2	344,900
Vacant Land	13	.0%	934,999	-9.0%	13	1,027,609
<b>Total All Sales</b>	<b>78</b>	<b>-29.7%</b>	<b>15,164,394</b>	<b>-28.6%</b>	<b>111</b>	<b>21,238,994</b>

<b>Stats based on CLOSED Sales</b>	<b>February</b>			<b>YEAR-TO-DATE</b>		
	<b>2023</b>	<b>2022</b>	<b>% Chg</b>	<b>2023</b>	<b>2022</b>	<b>% Chg</b>
Avg Home Sale	222,941	212,483	4.9%	218,914	206,943	5.8%
Avg Sale Overall	194,452	194,461	.0%	194,415	191,342	1.6%

**February Pending Sales**

	2023			2022				
	Units	% Chg	Volume	% Chg	Avg DOM	Units	Volume	Avg DOM
Residential	51	21.4%	11,614,899	36.7%	32	42	8,495,886	24
Multi-Family	0	.0%	0	.0%	0	3	634,000	98
Vacant Land	12	-40.0%	1,098,300	-20.0%	90	20	1,372,200	527
<b>Total All Sales</b>	<b>63</b>	<b>-3.1%</b>	<b>12,713,199</b>	<b>21.1%</b>		<b>65</b>	<b>10,502,086</b>	

**Year-to-Date PENDING Sales**

	2023			2022	
	Units	% Chg	Volume	% Chg	Volume
Residential	86	-19.6%	20,196,170	-15.7%	23,969,886
Multi-Family	0	.0%	0	.0%	634,000
Vacant Land	20	-13.0%	2,326,099	17.5%	1,979,100
<b>Total All Sales</b>	<b>106</b>	<b>-20.3%</b>	<b>22,522,269</b>	<b>-15.3%</b>	<b>26,582,986</b>

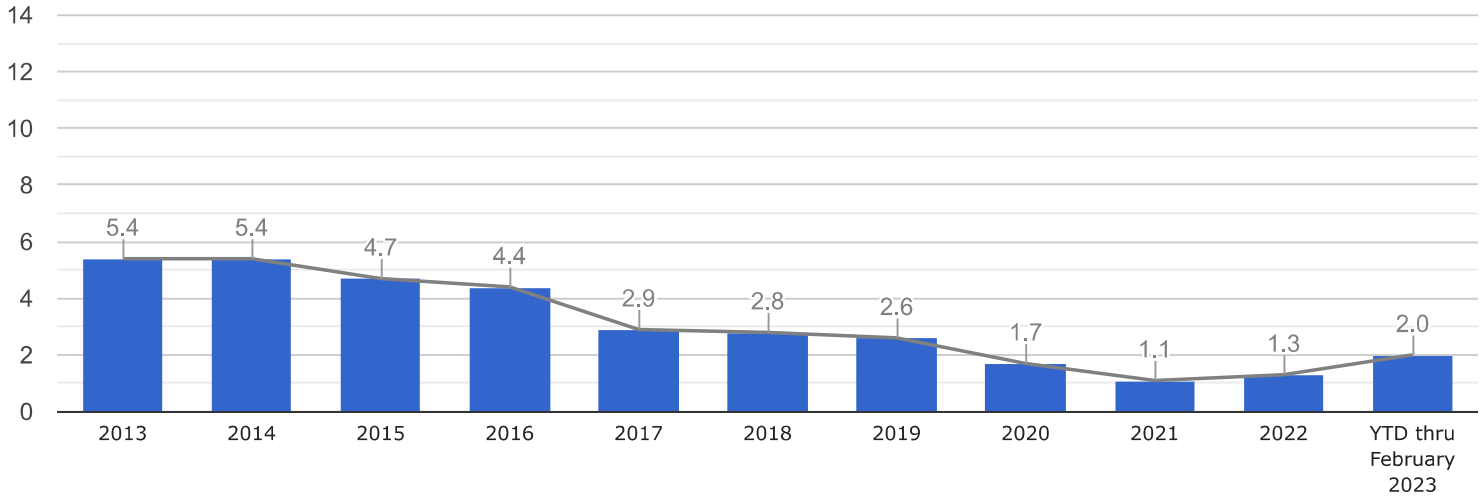
**Stats based on PENDING Sales**

	February			YEAR-TO-DATE		
	2023	2022	% Chg	2023	2022	% Chg
Avg Home Sale	227,743	202,283	12.6%	234,839	224,018	4.8%
Avg Sale Overall	201,797	161,571	24.9%	212,474	199,872	6.3%

**2023 Sales of Residential Single Family Homes by Price Class**

	February				YTD			
	Closed	%	Pending	%	Closed	%	Pending	%
Under to 19,999	0	.0	0	.0	0	.0	0	.0
20,000 to 29,999	0	.0	0	.0	0	.0	0	.0
30,000 to 39,999	0	.0	0	.0	0	.0	0	.0
40,000 to 49,999	0	.0	0	.0	1	1.5	0	.0
50,000 to 59,999	1	3.3	0	.0	1	1.5	0	.0
60,000 to 69,999	1	3.3	0	.0	2	3.1	0	.0
70,000 to 79,999	0	.0	1	2.0	0	.0	1	1.2
80,000 to 89,999	0	.0	2	3.9	0	.0	2	2.3
90,000 to 99,999	1	3.3	0	.0	1	1.5	0	.0
100,000 to 119,999	2	6.7	3	5.9	5	7.7	4	4.7
120,000 to 139,999	1	3.3	1	2.0	4	6.2	3	3.5
140,000 to 159,999	0	.0	5	9.8	4	6.2	7	8.1
160,000 to 179,999	3	10.0	5	9.8	3	4.6	7	8.1
180,000 to 199,999	5	16.7	8	15.7	8	12.3	14	16.3
200,000 to 249,999	6	20.0	8	15.7	16	24.6	15	17.4
250,000 to 299,999	5	16.7	10	19.6	10	15.4	19	22.1
300,000 to 399,999	4	13.3	4	7.8	7	10.8	9	10.5
400,000 to 499,999	0	.0	3	5.9	2	3.1	3	3.5
500,000 to 599,999	0	.0	0	.0	0	.0	0	.0
600,000 to 699,999	1	3.3	1	2.0	1	1.5	2	2.3
700,000 to 799,999	0	.0	0	.0	0	.0	0	.0
800,000 to 899,999	0	.0	0	.0	0	.0	0	.0
900,000 to 999,999	0	.0	0	.0	0	.0	0	.0
1,000,000 or over	0	.0	0	.0	0	.0	0	.0

# Avg Months of Inventory



Source: grar.com (Grand Rapids Association of REALTORS®)

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