

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

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

<b>October New Listings</b>	<b>2023</b>	<b>2022</b>	<b>% Chg</b>	<b>Current Listings</b>	<b>Avg DOM</b>	
Residential	72	63	14.3%	Residential	101	78
Multi-Family	2	2	.0%	Multi-Family	4	48
Vacant Land	5	10	-50.0%	Vacant Land	95	333
<b>YTD New Listings</b>				<b>Total</b>	<b>200</b>	
Residential	704	821	-14.3%			
Multi-Family	11	13	-15.4%			
Vacant Land	152	175	-13.1%			

Months of Inventory of Homes Based on Pending Sales 1.4

<b>October 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	62	17.0%	15,752,500	30.7%	32	53	12,054,200	32
Multi-Family	0	.0%	0	.0%	0	3	492,000	52
Vacant Land	8	14.3%	470,700	-31.8%	107	7	690,000	10
<b>Total All Sales</b>	<b>70</b>	<b>11.1%</b>	<b>16,223,200</b>	<b>22.6%</b>		<b>63</b>	<b>13,236,200</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	527	-18.5%	125,415,634	-15.9%	647	149,173,460
Multi-Family	6	-50.0%	955,600	-55.7%	12	2,158,800
Vacant Land	84	-10.6%	8,923,824	11.3%	94	8,015,809
<b>Total All Sales</b>	<b>617</b>	<b>-18.1%</b>	<b>135,295,058</b>	<b>-15.1%</b>	<b>753</b>	<b>159,348,069</b>

<b>Stats based on CLOSED Sales</b>	<b>October</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	254,073	227,438	11.7%	237,980	230,562	3.2%
Avg Sale Overall	231,760	210,098	10.3%	219,279	211,618	3.6%

**October Pending Sales**

	2023			2022				
	Units	% Chg	Volume	% Chg	Avg DOM	Units	Volume	Avg DOM
Residential	74	29.8%	20,068,576	57.0%	44	57	12,778,616	25
Multi-Family	2	.0%	308,900	-9.5%	109	2	341,500	10
Vacant Land	7	75.0%	626,300	129.0%	143	4	273,500	20
Total All Sales	83	31.7%	21,003,776	56.8%		63	13,393,616	

**Year-to-Date PENDING Sales**

	2023			2022		
	Units	% Chg	Volume	% Chg	Units	Volume
Residential	616	-14.3%	150,057,511	-9.3%	719	165,482,519
Multi-Family	8	-20.0%	1,298,700	-36.0%	10	2,030,400
Vacant Land	89	-16.0%	9,392,999	9.9%	106	8,549,334
Total All Sales	713	-14.6%	160,749,210	-8.7%	835	176,062,253

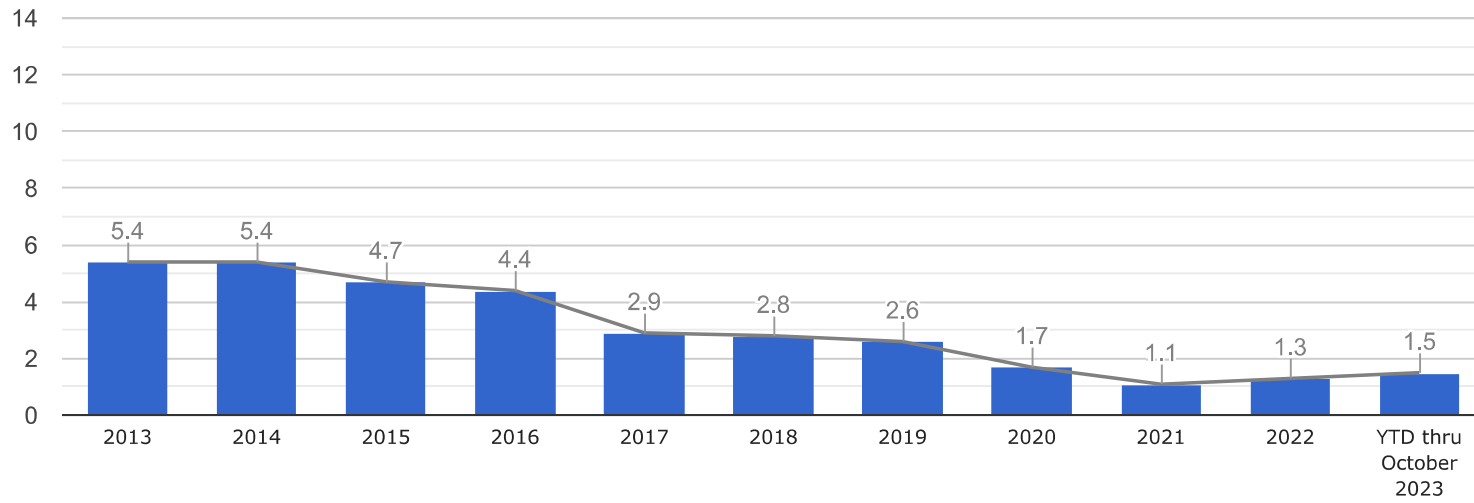
**Stats based on PENDING Sales**

	October			YEAR-TO-DATE		
	2023	2022	% Chg	2023	2022	% Chg
Avg Home Sale	271,197	224,186	21.0%	243,600	230,156	5.8%
Avg Sale Overall	253,058	212,597	19.0%	225,455	210,853	6.9%

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

	October				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	2	.4	2	.3
40,000 to 49,999	2	3.2	0	.0	4	.8	1	.2
50,000 to 59,999	2	3.2	0	.0	4	.8	3	.5
60,000 to 69,999	0	.0	1	1.4	3	.6	4	.6
70,000 to 79,999	2	3.2	2	2.7	10	1.9	8	1.3
80,000 to 89,999	0	.0	1	1.4	4	.8	11	1.8
90,000 to 99,999	0	.0	2	2.7	7	1.3	8	1.3
100,000 to 119,999	1	1.6	2	2.7	18	3.4	20	3.2
120,000 to 139,999	3	4.8	3	4.1	26	4.9	34	5.5
140,000 to 159,999	3	4.8	6	8.1	35	6.6	51	8.3
160,000 to 179,999	4	6.5	4	5.4	32	6.1	48	7.8
180,000 to 199,999	4	6.5	9	12.2	44	8.3	54	8.8
200,000 to 249,999	12	19.4	14	18.9	130	24.7	136	22.1
250,000 to 299,999	9	14.5	10	13.5	97	18.4	111	18.0
300,000 to 399,999	15	24.2	10	13.5	71	13.5	78	12.7
400,000 to 499,999	4	6.5	5	6.8	26	4.9	28	4.5
500,000 to 599,999	0	.0	2	2.7	8	1.5	7	1.1
600,000 to 699,999	0	.0	1	1.4	5	.9	9	1.5
700,000 to 799,999	0	.0	1	1.4	0	.0	1	.2
800,000 to 899,999	0	.0	0	.0	0	.0	0	.0
900,000 to 999,999	1	1.6	0	.0	1	.2	1	.2
1,000,000 or over	0	.0	1	1.4	0	.0	1	.2

## Avg Months of Inventory



Source: [grar.com](http://grar.com) (Grand Rapids Association of REALTORS®)

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