

# Greater Regional Alliance of REALTORS®

## Comparative Activity Report

### April 2025

Note: This report reflects closed sales and current activity (sales written) in the following areas: Kent County, Montcalm County, Georgetown and Jamestown Townships in southeastern Ottawa County, Ionia County, the 6 townships in northeastern Allegan County, and the northern half of Barry County (including all of Gun Lake).

April New Listings	2025	2024	% Chg	Current Listings	Avg DOM	
Residential	1,221	1,013	20.5%	Residential	1,167	56
Multi-Family	36	43	-16.3%	Multi-Family	60	75
Vacant Land	92	107	-14.0%	Vacant Land	380	182
<b>YTD New Listings</b>				<b>Total</b>	1,607	
Residential	3,683	3,120	18.0%			
Multi-Family	140	88	59.1%			
Vacant Land	334	312	7.1%			

Months of Inventory of Homes Based on Pending Sales 1.2

April CLOSED Sales	Units	% Chg	2025 Volume	% Chg	Avg DOM	Units	2024 Volume	Avg DOM
Residential	891	20.6%	334,906,205	14.6%	26	739	292,346,246	22
Multi-Family	26	52.9%	9,140,000	49.0%	17	17	6,135,615	13
Vacant Land	52	6.1%	7,846,180	28.1%	94	49	6,123,720	108
<b>Total All Sales</b>	969	20.4%	351,892,385	15.5%		805	304,605,581	

Year-to-Date CLOSED Sales	Units	% Chg	2025 Volume	% Chg	Units	2024 Volume
Residential	2,741	15.2%	1,000,643,172	12.5%	2,379	889,458,362
Multi-Family	89	45.9%	28,456,500	47.7%	61	19,268,490
Vacant Land	166	6.4%	23,259,360	-12.1%	156	26,461,671
<b>Total All Sales</b>	2,996	15.4%	1,052,359,032	12.5%	2,596	935,188,523

#### Stats based on CLOSED Sales

	April			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	375,877	395,597	-5.0%	365,065	373,879	-2.4%
Avg Sale Overall	363,150	378,392	-4.0%	351,255	360,242	-2.5%

**April Pending Sales**

	2025			2024		
	Units	% Chg	Volume	% Chg	Avg DOM	
Residential	966	5.6%	363,316,800	5.8%	24	915
Multi-Family	30	11.1%	12,186,500	37.1%	26	27
Vacant Land	50	-3.8%	16,337,206	53.9%	91	52
Total All Sales	1,046	5.2%	391,840,506	8.0%		994

**Year-to-Date PENDING Sales**

	2025			2024		
	Units	% Chg	Volume	% Chg	Units	Volume
Residential	3,315	15.1%	1,229,262,935	14.1%	2,879	1,077,601,247
Multi-Family	115	59.7%	42,506,899	90.4%	72	22,325,697
Vacant Land	196	-3.4%	44,348,416	25.0%	203	35,466,808
Total All Sales	3,626	15.0%	1,316,118,250	15.9%	3,154	1,135,393,752

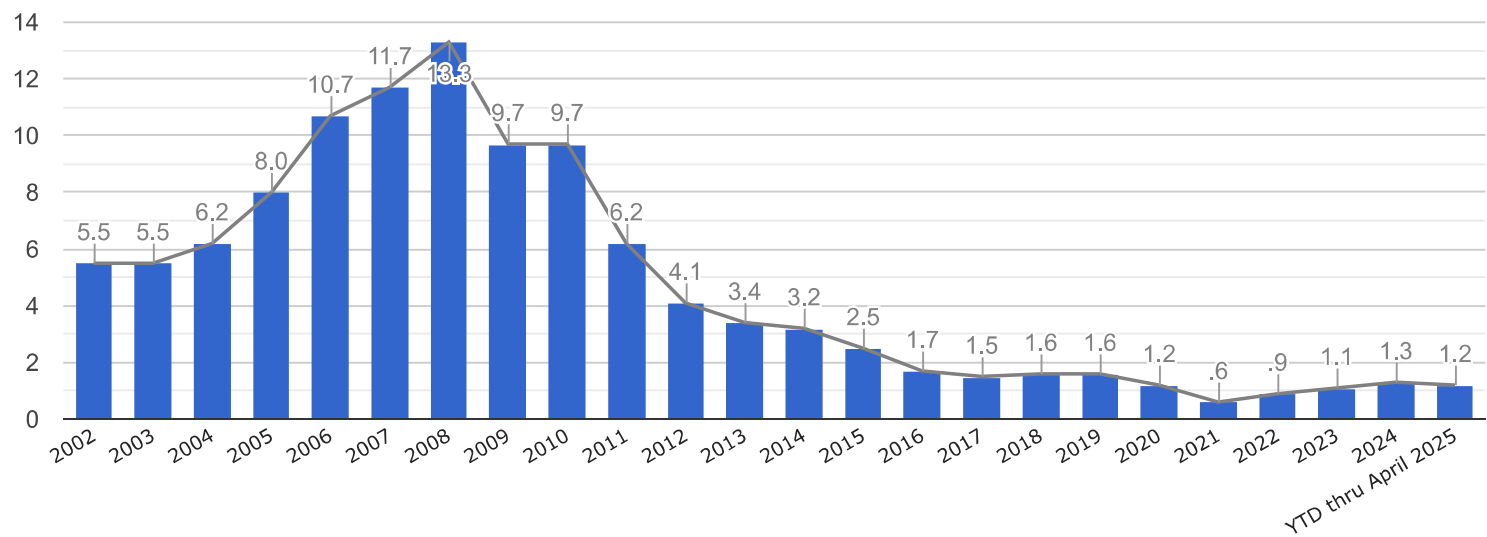
**Stats based on PENDING Sales**

	April			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	376,104	375,139	.3%	370,818	374,297	-.9%
Avg Sale Overall	374,609	364,950	2.6%	362,967	359,985	.8%

# 2025 Sales of Residential Single Family Homes by Price Class

	April				YTD			
	Closed	%	Pending	%	Closed	%	Pending	%
Under to 19,999	1	.1	0	.0	2	.1	0	.0
20,000 to 29,999	1	.1	2	.2	1	.0	5	.2
30,000 to 39,999	1	.1	1	.1	6	.2	5	.2
40,000 to 49,999	1	.1	1	.1	2	.1	6	.2
50,000 to 59,999	4	.4	1	.1	8	.3	6	.2
60,000 to 69,999	4	.4	6	.6	12	.4	15	.5
70,000 to 79,999	6	.7	4	.4	7	.3	13	.4
80,000 to 89,999	4	.4	1	.1	10	.4	9	.3
90,000 to 99,999	3	.3	5	.5	7	.3	14	.4
100,000 to 119,999	8	.9	6	.6	18	.7	15	.5
120,000 to 139,999	7	.8	13	1.3	30	1.1	44	1.3
140,000 to 159,999	11	1.2	18	1.9	47	1.7	50	1.5
160,000 to 179,999	7	.8	22	2.3	50	1.8	83	2.5
180,000 to 199,999	20	2.2	32	3.3	93	3.4	152	4.6
200,000 to 249,999	123	13.8	129	13.4	416	15.2	465	14.0
250,000 to 299,999	140	15.7	157	16.3	448	16.3	538	16.2
300,000 to 399,999	257	28.8	279	28.9	764	27.9	911	27.5
400,000 to 499,999	130	14.6	140	14.5	368	13.4	454	13.7
500,000 to 599,999	78	8.8	64	6.6	206	7.5	243	7.3
600,000 to 699,999	30	3.4	33	3.4	105	3.8	111	3.3
700,000 to 799,999	18	2.0	14	1.4	51	1.9	58	1.7
800,000 to 899,999	14	1.6	18	1.9	32	1.2	51	1.5
900,000 to 999,999	11	1.2	9	.9	19	.7	23	.7
1,000,000 or over	12	1.3	11	1.1	39	1.4	44	1.3

Avg Months of Inventory



Source: grar.com (Greater Regional Alliance of REALTORS®)

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