

**Greater Regional Alliance of REALTORS®**  
**Comparative Activity Report**  
**April 2025**

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

<b>April New Listings</b>	<b>2025</b>	<b>2024</b>	<b>% Chg</b>	<b>Current Listings</b>	<b>Avg DOM</b>
Residential	94	77	22.1%	Residential	99 55
Multi-Family	1	1	.0%	Multi-Family	2 115
Vacant Land	9	14	-35.7%	Vacant Land	45 299
<b>YTD New Listings</b>				<b>Total</b>	<b>146</b>
Residential	256	219	16.9%		
Multi-Family	3	2	50.0%		
Vacant Land	26	60	-56.7%		

Months of Inventory of Homes Based on Pending Sales 1.3

<b>April CLOSED Sales</b>	<b>Units</b>	<b>% Chg</b>	<b>2025 Volume</b>	<b>% Chg</b>	<b>Avg DOM</b>	<b>2024 Units</b>	<b>2024 Volume</b>	<b>Avg DOM</b>
Residential	63	34.0%	19,686,481	30.6%	26	47	15,073,650	23
Multi-Family	0	.0%	0	.0%	0	0	0	0
Vacant Land	4	-55.6%	320,760	-53.2%	143	9	685,419	32
<b>Total All Sales</b>	<b>67</b>	<b>19.6%</b>	<b>20,007,241</b>	<b>27.0%</b>		<b>56</b>	<b>15,759,069</b>	

<b>Year-to-Date CLOSED Sales</b>	<b>Units</b>	<b>% Chg</b>	<b>2025 Volume</b>	<b>% Chg</b>	<b>2024 Units</b>	<b>2024 Volume</b>
Residential	173	9.5%	53,812,383	.3%	158	53,667,450
Multi-Family	2	100.0%	435,000	171.9%	1	160,000
Vacant Land	25	-7.4%	2,929,420	-13.2%	27	3,373,819
<b>Total All Sales</b>	<b>200</b>	<b>7.5%</b>	<b>57,176,803</b>	<b>.0%</b>	<b>186</b>	<b>57,201,269</b>

Stats based on CLOSED Sales						
	April			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	312,484	320,716	-2.6%	311,054	339,667	-8.4%
Avg Sale Overall	298,616	281,412	6.1%	285,884	307,534	-7.0%

**April Pending Sales**

	2025			2024		
	Units	% Chg	Volume	% Chg	Avg DOM	
Residential	78	23.8%	29,671,099	36.8%	31	63
Multi-Family	0	.0%	0	.0%	0	0
Vacant Land	3	-72.7%	300,760	-60.0%	2	11
Total All Sales	81	9.5%	29,971,859	33.6%		74

**Year-to-Date PENDING Sales**

	2025			2024		
	Units	% Chg	Volume	% Chg		
Residential	218	15.3%	73,145,248	14.7%	189	63,792,316
Multi-Family	2	.0%	439,900	.0%	0	0
Vacant Land	21	-44.7%	2,977,320	-23.8%	38	3,909,119
Total All Sales	241	6.2%	76,562,468	13.1%	227	67,701,435

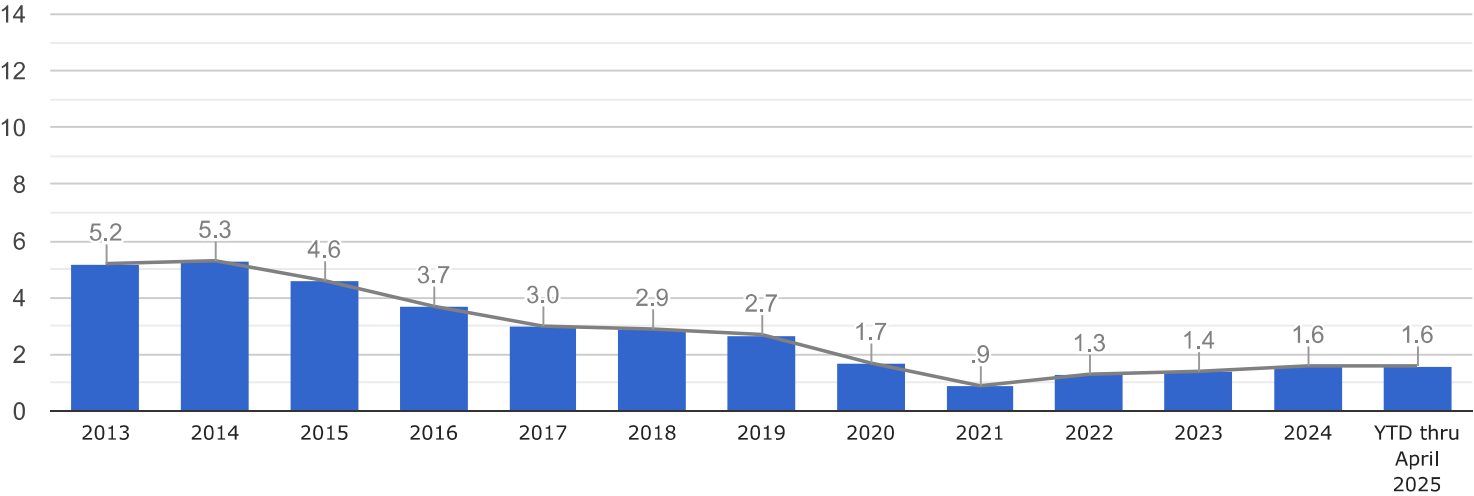
**Stats based on PENDING Sales**

	April			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	380,399	344,278	10.5%	335,529	337,525	-.6%
Avg Sale Overall	370,023	303,271	22.0%	317,687	298,244	6.5%

# 2025 Sales of Residential Single Family Homes by Price Class

	April				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	0	.0	0	.0
50,000 to 59,999	0	.0	1	1.3	2	1.2	3	1.4
60,000 to 69,999	1	1.6	1	1.3	1	.6	1	.5
70,000 to 79,999	2	3.2	0	.0	2	1.2	0	.0
80,000 to 89,999	1	1.6	0	.0	1	.6	3	1.4
90,000 to 99,999	0	.0	0	.0	2	1.2	1	.5
100,000 to 119,999	2	3.2	1	1.3	3	1.7	5	2.3
120,000 to 139,999	0	.0	0	.0	2	1.2	0	.0
140,000 to 159,999	2	3.2	2	2.6	5	2.9	5	2.3
160,000 to 179,999	2	3.2	4	5.1	4	2.3	7	3.2
180,000 to 199,999	2	3.2	2	2.6	15	8.7	16	7.3
200,000 to 249,999	11	17.5	10	12.8	29	16.8	37	17.0
250,000 to 299,999	8	12.7	10	12.8	30	17.3	30	13.8
300,000 to 399,999	20	31.7	29	37.2	41	23.7	63	28.9
400,000 to 499,999	6	9.5	6	7.7	18	10.4	21	9.6
500,000 to 599,999	1	1.6	4	5.1	7	4.0	11	5.0
600,000 to 699,999	3	4.8	3	3.8	6	3.5	6	2.8
700,000 to 799,999	1	1.6	2	2.6	3	1.7	4	1.8
800,000 to 899,999	1	1.6	1	1.3	1	.6	3	1.4
900,000 to 999,999	0	.0	1	1.3	1	.6	1	.5
1,000,000 or over	0	.0	1	1.3	0	.0	1	.5

Avg Months of Inventory



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

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