

Greater Regional Alliance of REALTORS®
Comparative Activity Report
July 2025

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

July New Listings	2025	2024	% Chg	Current Listings	Avg DOM
Residential	205	190	7.9%	Residential	273 73
Multi-Family	3	2	50.0%	Multi-Family	6 125
Vacant Land	40	45	-11.1%	Vacant Land	179 155
YTD New Listings				Total	458
Residential	1,061	988	7.4%		
Multi-Family	16	12	33.3%		
Vacant Land	269	316	-14.9%		

Months of Inventory of Homes Based on Pending Sales 1.7

July CLOSED Sales	Units	% Chg	2025 Volume	% Chg	Avg DOM	2024 Units	2024 Volume	Avg DOM
Residential	110	-24.1%	50,154,900	-11.0%	24	145	56,337,774	26
Multi-Family	5	400.0%	2,398,900	727.2%	39	1	290,000	45
Vacant Land	21	-22.2%	5,763,500	10.7%	142	27	5,205,035	156
Total All Sales	136	-21.4%	58,317,300	-5.7%		173	61,832,809	

Year-to-Date CLOSED Sales	Units	% Chg	2025 Volume	% Chg	2024 Units	2024 Volume
Residential	682	-4.2%	294,471,285	8.0%	712	272,561,621
Multi-Family	10	100.0%	3,852,400	104.2%	5	1,887,000
Vacant Land	131	-3.0%	25,632,320	-2.6%	135	26,311,670
Total All Sales	823	-3.4%	323,956,005	7.7%	852	300,760,291

Stats based on CLOSED Sales						
	July			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	455,954	388,536	17.4%	431,776	382,811	12.8%
Avg Sale Overall	428,804	357,415	20.0%	393,628	353,005	11.5%

July Pending Sales

	2025			2024		
	Units	% Chg	Volume	% Chg	Avg DOM	
Residential	157	4.7%	72,257,751	12.1%	30	150
Multi-Family	3	.0%	1,416,500	.0%	59	0
Vacant Land	24	26.3%	4,261,800	-35.3%	64	19
Total All Sales	184	8.9%	77,936,051	9.7%		169

Year-to-Date PENDING Sales

	2025			2024	
	Units	% Chg	Volume	% Chg	
Residential	805	1.1%	333,229,982	9.2%	796
Multi-Family	14	133.3%	7,751,200	260.9%	6
Vacant Land	152	-3.8%	27,013,542	-10.5%	158
Total All Sales	971	1.1%	367,994,724	9.0%	960

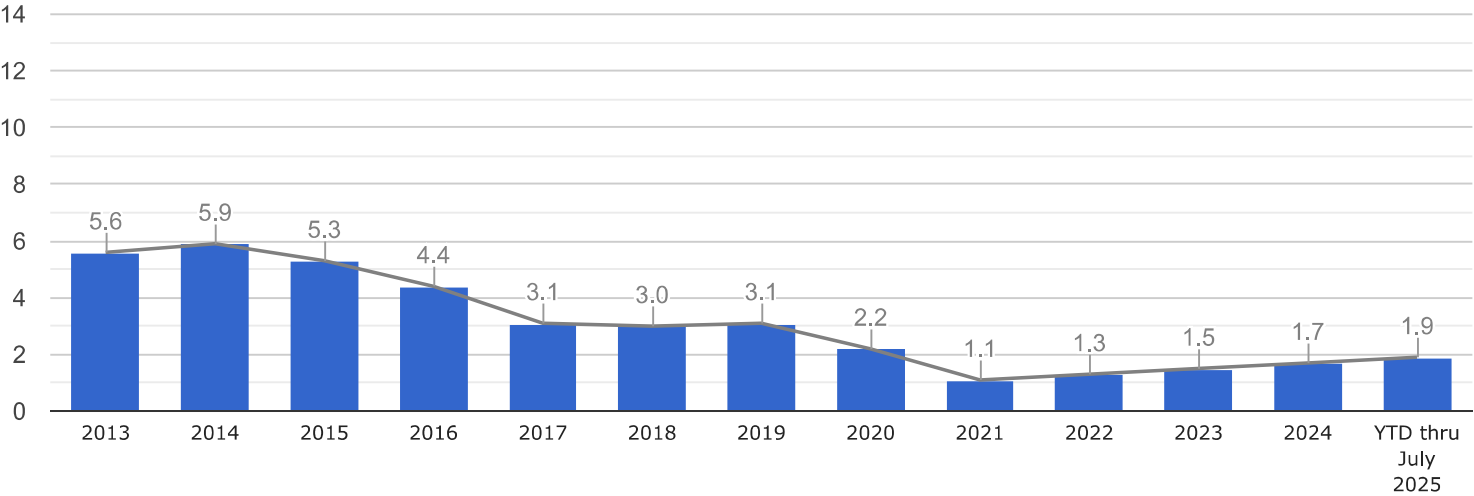
Stats based on PENDING Sales

	July			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	460,240	429,769	7.1%	413,950	383,405	8.0%
Avg Sale Overall	423,565	420,448	.7%	378,985	351,599	7.8%

2025 Sales of Residential Single Family Homes by Price Class

	July				YTD			
	Closed	%	Pending	%	Closed	%	Pending	%
Under to 19,999	0	.0	1	.6	0	.0	2	.2
20,000 to 29,999	0	.0	0	.0	0	.0	0	.0
30,000 to 39,999	0	.0	0	.0	2	.3	2	.2
40,000 to 49,999	0	.0	0	.0	0	.0	2	.2
50,000 to 59,999	0	.0	0	.0	2	.3	2	.2
60,000 to 69,999	1	.9	0	.0	7	1.0	5	.6
70,000 to 79,999	0	.0	0	.0	1	.1	1	.1
80,000 to 89,999	0	.0	1	.6	1	.1	3	.4
90,000 to 99,999	0	.0	0	.0	3	.4	1	.1
100,000 to 119,999	0	.0	0	.0	8	1.2	8	1.0
120,000 to 139,999	0	.0	1	.6	9	1.3	11	1.4
140,000 to 159,999	1	.9	1	.6	14	2.1	9	1.1
160,000 to 179,999	1	.9	6	3.8	6	.9	22	2.7
180,000 to 199,999	5	4.5	8	5.1	20	2.9	32	4.0
200,000 to 249,999	14	12.7	13	8.3	85	12.5	98	12.2
250,000 to 299,999	13	11.8	29	18.5	103	15.1	124	15.4
300,000 to 399,999	33	30.0	46	29.3	190	27.9	224	27.8
400,000 to 499,999	16	14.5	16	10.2	85	12.5	107	13.3
500,000 to 599,999	8	7.3	9	5.7	45	6.6	44	5.5
600,000 to 699,999	6	5.5	8	5.1	35	5.1	37	4.6
700,000 to 799,999	2	1.8	7	4.5	16	2.3	21	2.6
800,000 to 899,999	2	1.8	4	2.5	11	1.6	12	1.5
900,000 to 999,999	4	3.6	2	1.3	9	1.3	9	1.1
1,000,000 or over	4	3.6	5	3.2	30	4.4	29	3.6

Avg Months of Inventory



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

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