

Greater Regional Alliance of REALTORS®
Comparative Activity Report
July 2025

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

July New Listings	2025	2024	% Chg	Current Listings	Avg DOM	
Residential	98	88	11.4%	Residential	121	66
Multi-Family	2	0	.0%	Multi-Family	4	12
Vacant Land	13	16	-18.8%	Vacant Land	65	240
YTD New Listings				Total	190	
Residential	536	480	11.7%			
Multi-Family	6	3	100.0%			
Vacant Land	76	104	-26.9%			

Months of Inventory of Homes Based on Pending Sales 1.5

July CLOSED Sales	Units	% Chg	2025 Volume	% Chg	Avg DOM	2024 Units	2024 Volume	Avg DOM
Residential	78	5.4%	25,851,947	-3.7%	28	74	26,844,816	20
Multi-Family	0	.0%	0	.0%	0	1	200,000	58
Vacant Land	13	85.7%	3,095,260	454.7%	50	7	558,000	24
Total All Sales	91	11.0%	28,947,207	4.9%		82	27,602,816	

Year-to-Date CLOSED Sales	Units	% Chg	2025 Volume	% Chg	2024 Units	2024 Volume
Residential	381	10.1%	128,559,410	7.3%	346	119,857,363
Multi-Family	3	.0%	618,000	24.9%	3	494,700
Vacant Land	44	-18.5%	7,085,440	26.7%	54	5,590,619
Total All Sales	428	6.2%	136,262,850	8.2%	403	125,942,682

Stats based on CLOSED Sales	July			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	331,435	362,768	-8.6%	337,426	346,409	-2.6%
Avg Sale Overall	318,101	336,620	-5.5%	318,371	312,513	1.9%

July Pending Sales

	2025			2024		
	Units	% Chg	Volume	% Chg	Avg DOM	
Residential	79	16.2%	25,729,748	1.2%	26	68
Multi-Family	1	.0%	650,000	.0%	29	0
Vacant Land	8	-20.0%	2,610,660	168.0%	76	10
Total All Sales	88	12.8%	28,990,408	9.8%		78

Year-to-Date PENDING Sales

	2025			2024		
	Units	% Chg	Volume	% Chg	Units	Volume
Residential	443	12.4%	150,934,949	10.7%	394	136,364,847
Multi-Family	3	50.0%	1,089,900	203.0%	2	359,700
Vacant Land	42	-36.4%	7,671,437	13.8%	66	6,739,719
Total All Sales	488	5.6%	159,696,286	11.3%	462	143,464,266

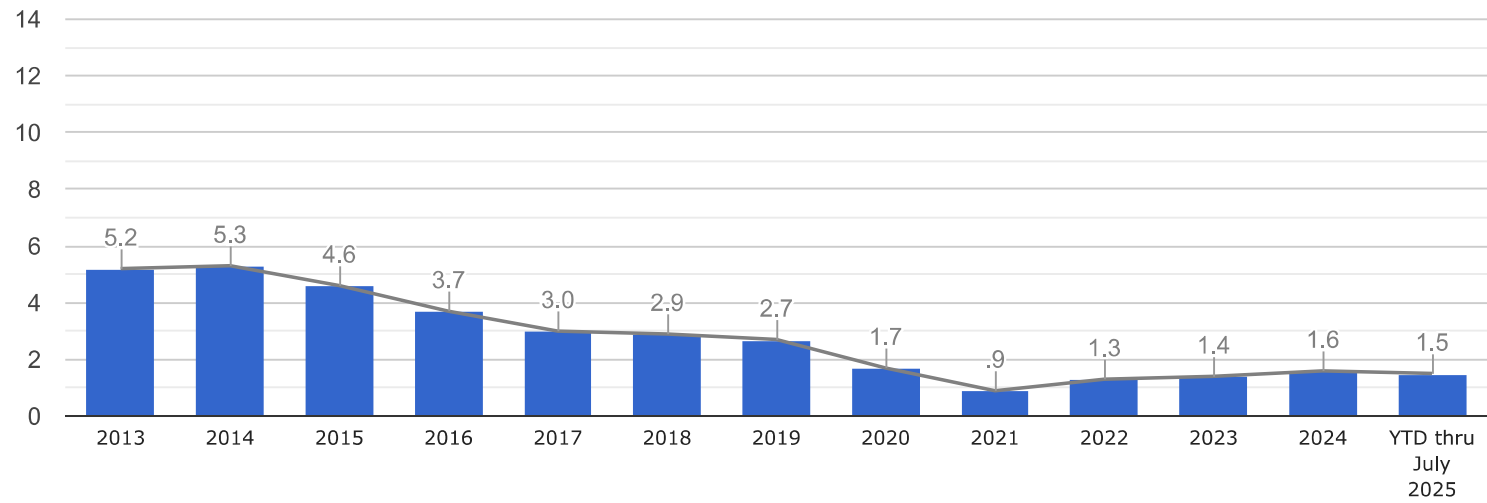
Stats based on PENDING Sales

	July			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	325,693	374,045	-12.9%	340,711	346,104	-1.6%
Avg Sale Overall	329,436	338,580	-2.7%	327,246	310,529	5.4%

2025 Sales of Residential Single Family Homes by Price Class

	July				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	3	3.8	0	.0	3	.8	1	.2
40,000 to 49,999	0	.0	1	1.3	0	.0	2	.5
50,000 to 59,999	0	.0	0	.0	4	1.0	4	.9
60,000 to 69,999	0	.0	0	.0	2	.5	1	.2
70,000 to 79,999	2	2.6	0	.0	6	1.6	2	.5
80,000 to 89,999	1	1.3	0	.0	2	.5	4	.9
90,000 to 99,999	0	.0	1	1.3	2	.5	3	.7
100,000 to 119,999	1	1.3	1	1.3	5	1.3	8	1.8
120,000 to 139,999	0	.0	1	1.3	3	.8	2	.5
140,000 to 159,999	1	1.3	3	3.8	10	2.6	12	2.7
160,000 to 179,999	2	2.6	4	5.1	13	3.4	19	4.3
180,000 to 199,999	4	5.1	5	6.3	24	6.3	30	6.8
200,000 to 249,999	13	16.7	12	15.2	56	14.7	71	16.0
250,000 to 299,999	11	14.1	13	16.5	60	15.7	63	14.2
300,000 to 399,999	18	23.1	22	27.8	96	25.2	113	25.5
400,000 to 499,999	13	16.7	7	8.9	46	12.1	49	11.1
500,000 to 599,999	6	7.7	5	6.3	21	5.5	28	6.3
600,000 to 699,999	0	.0	0	.0	9	2.4	9	2.0
700,000 to 799,999	1	1.3	3	3.8	8	2.1	10	2.3
800,000 to 899,999	0	.0	0	.0	4	1.0	5	1.1
900,000 to 999,999	0	.0	0	.0	2	.5	2	.5
1,000,000 or over	2	2.6	1	1.3	5	1.3	5	1.1

Avg Months of Inventory



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

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