

Greater Regional Alliance of REALTORS®
Comparative Activity Report
July 2025

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

July New Listings	2025	2024	% Chg	Current Listings	Avg DOM	
Residential	75	64	17.2%	Residential	96	56
Multi-Family	2	1	100.0%	Multi-Family	6	33
Vacant Land	2	12	-83.3%	Vacant Land	51	229
YTD New Listings				Total	153	
Residential	387	333	16.2%			
Multi-Family	16	3	433.3%			
Vacant Land	61	44	38.6%			

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	54	50.0%	15,090,006	79.3%	23	36	8,416,644	18
Multi-Family	2	.0%	2,315,000	.0%	7	0	0	0
Vacant Land	5	-28.6%	242,501	-65.5%	24	7	703,000	49
Total All Sales	61	41.9%	17,647,507	93.5%		43	9,119,644	

Year-to-Date CLOSED Sales	Units	% Chg	2025 Volume	% Chg	2024 Units	2024 Volume
Residential	306	18.1%	81,285,767	23.5%	259	65,829,346
Multi-Family	10	400.0%	3,983,000	1,273.4%	2	290,000
Vacant Land	33	-13.2%	2,585,701	-15.8%	38	3,069,300
Total All Sales	349	16.7%	87,854,468	27.0%	299	69,188,646

Stats based on CLOSED Sales	July			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	279,445	233,796	19.5%	265,640	254,167	4.5%
Avg Sale Overall	289,303	212,085	36.4%	251,732	231,400	8.8%

July Pending Sales

	2025			2024		
	Units	% Chg	Volume	% Chg	Avg DOM	
Residential	55	-5.2%	14,609,199	-1.2%	20	58
Multi-Family	2	100.0%	490,000	188.4%	11	1
Vacant Land	2	-71.4%	121,500	-91.1%	5	7
Total All Sales	59	-10.6%	15,220,699	-6.7%		66

Year-to-Date PENDING Sales

	2025			2024	
	Units	% Chg	Volume	% Chg	
Residential	356	21.9%	93,919,154	21.0%	292
Multi-Family	14	366.7%	5,589,900	880.9%	3
Vacant Land	30	-9.1%	2,579,000	-22.4%	33
Total All Sales	400	22.0%	102,088,054	25.2%	328

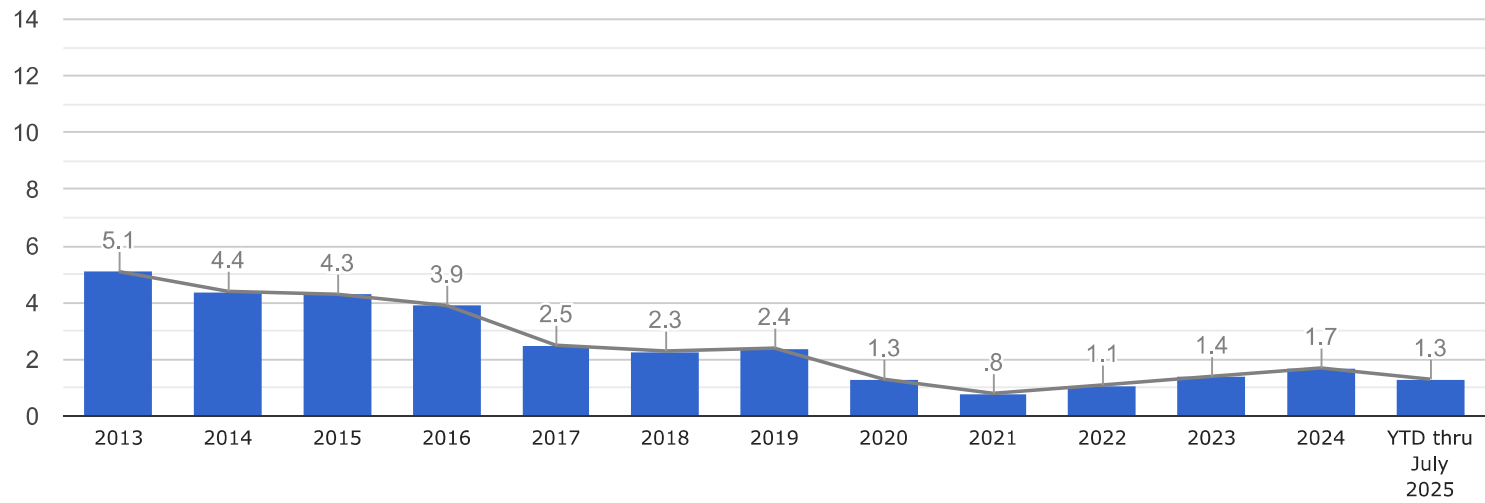
Stats based on PENDING Sales

	July			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	265,622	254,917	4.2%	263,818	265,866	-.8%
Avg Sale Overall	257,978	247,273	4.3%	255,220	248,560	2.7%

2025 Sales of Residential Single Family Homes by Price Class

	July				YTD			
	Closed	%	Pending	%	Closed	%	Pending	%
Under to 19,999	0	.0	0	.0	1	.3	1	.3
20,000 to 29,999	0	.0	0	.0	1	.3	1	.3
30,000 to 39,999	0	.0	0	.0	1	.3	1	.3
40,000 to 49,999	1	1.9	0	.0	1	.3	0	.0
50,000 to 59,999	1	1.9	0	.0	2	.7	2	.6
60,000 to 69,999	0	.0	1	1.8	6	2.0	8	2.2
70,000 to 79,999	0	.0	0	.0	0	.0	2	.6
80,000 to 89,999	0	.0	0	.0	1	.3	3	.8
90,000 to 99,999	0	.0	0	.0	1	.3	2	.6
100,000 to 119,999	1	1.9	4	7.3	8	2.6	5	1.4
120,000 to 139,999	1	1.9	0	.0	9	2.9	17	4.8
140,000 to 159,999	4	7.4	1	1.8	16	5.2	18	5.1
160,000 to 179,999	3	5.6	8	14.5	27	8.8	42	11.8
180,000 to 199,999	9	16.7	8	14.5	34	11.1	45	12.6
200,000 to 249,999	12	22.2	7	12.7	60	19.6	50	14.0
250,000 to 299,999	4	7.4	10	18.2	38	12.4	46	12.9
300,000 to 399,999	11	20.4	11	20.0	67	21.9	77	21.6
400,000 to 499,999	2	3.7	2	3.6	14	4.6	15	4.2
500,000 to 599,999	1	1.9	2	3.6	7	2.3	8	2.2
600,000 to 699,999	1	1.9	0	.0	4	1.3	5	1.4
700,000 to 799,999	2	3.7	1	1.8	6	2.0	6	1.7
800,000 to 899,999	0	.0	0	.0	1	.3	1	.3
900,000 to 999,999	1	1.9	0	.0	1	.3	1	.3
1,000,000 or over	0	.0	0	.0	0	.0	0	.0

Avg Months of Inventory



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

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