

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

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

<b>September New Listings</b>	<b>2025</b>	<b>2024</b>	<b>% Chg</b>	<b>Current Listings</b>	<b>Avg DOM</b>	
Residential	863	791	9.1%	Residential	1,130	56
Multi-Family	37	40	-7.5%	Multi-Family	55	89
Vacant Land	55	26	111.5%	Vacant Land	212	185
<b>YTD New Listings</b>				<b>Total</b>	<b>1,397</b>	
Residential	7,096	6,559	8.2%			
Multi-Family	285	237	20.3%			
Vacant Land	408	396	3.0%			

Months of Inventory of Homes Based on Pending Sales 1.7

<b>September 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	645	7.3%	268,965,264	14.9%	24	601	234,057,614	21
Multi-Family	24	-17.2%	8,430,900	-14.9%	21	29	9,911,950	20
Vacant Land	22	15.8%	4,132,800	-6.1%	49	19	4,403,500	118
<b>Total All Sales</b>	<b>691</b>	<b>6.5%</b>	<b>281,528,964</b>	<b>13.3%</b>		<b>649</b>	<b>248,373,064</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	5,540	8.4%	2,264,172,449	13.0%	5,109	2,004,545,452
Multi-Family	197	19.4%	68,561,665	27.9%	165	53,596,990
Vacant Land	194	4.3%	34,839,557	-16.7%	186	41,825,076
<b>Total All Sales</b>	<b>5,931</b>	<b>8.6%</b>	<b>2,367,573,671</b>	<b>12.7%</b>	<b>5,460</b>	<b>2,099,967,518</b>

<b>Stats based on CLOSED Sales</b>	<b>September</b>			<b>YEAR-TO-DATE</b>		
	<b>2025</b>	<b>2024</b>	<b>% Chg</b>	<b>2025</b>	<b>2024</b>	<b>% Chg</b>
Avg Home Sale	417,000	389,447	7.1%	408,695	392,356	4.2%
Avg Sale Overall	407,423	382,701	6.5%	399,186	384,609	3.8%

**September Pending Sales**

	2025			2024		
	Units	% Chg	Volume	% Chg	Avg DOM	
Residential	649	5.5%	253,389,554	2.4%	28	615
Multi-Family	27	68.8%	9,699,500	-2.1%	11	16
Vacant Land	34	70.0%	7,563,750	38.1%	72	20
Total All Sales	710	9.1%	270,652,804	3.0%		651

**Year-to-Date PENDING Sales**

	2025			2024		
	Units	% Chg	Volume	% Chg	Units	Volume
Residential	6,145	9.7%	2,486,246,570	14.1%	5,603	2,179,303,675
Multi-Family	245	40.8%	88,196,298	41.1%	174	62,515,372
Vacant Land	244	1.7%	53,521,304	1.0%	240	52,968,333
Total All Sales	6,634	10.3%	2,627,964,172	14.5%	6,017	2,294,787,380

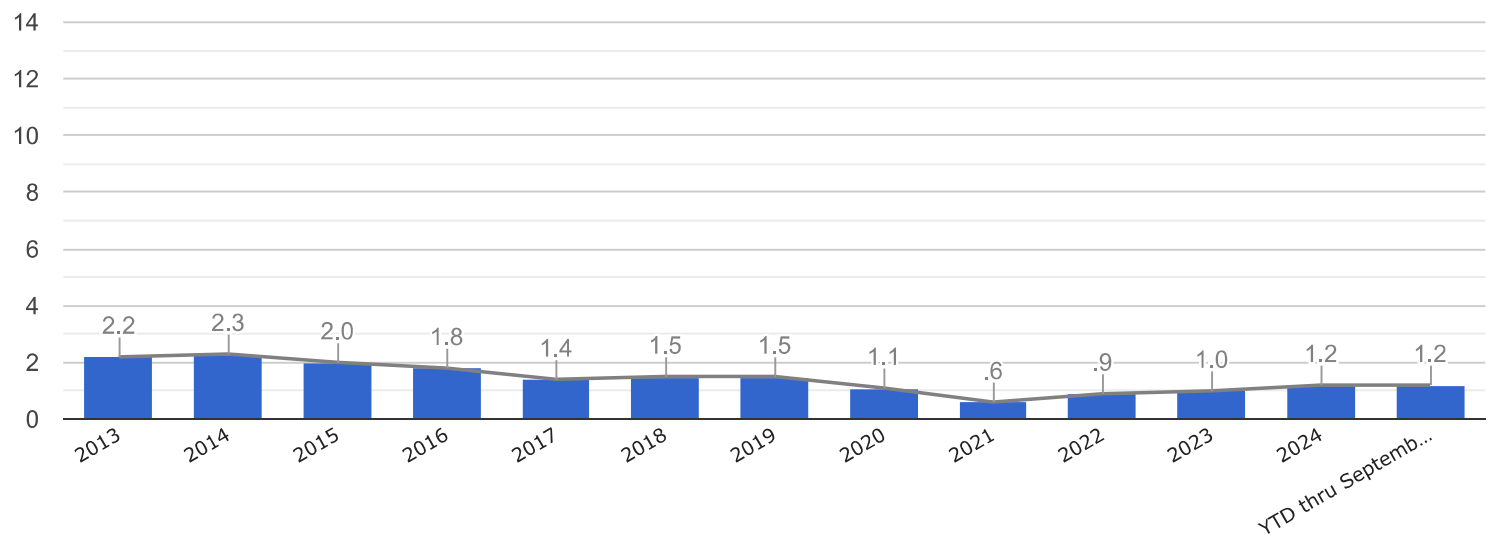
**Stats based on PENDING Sales**

	September			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	390,431	402,364	-3.0%	404,597	388,953	4.0%
Avg Sale Overall	381,201	403,743	-5.6%	396,136	381,384	3.9%

# 2025 Sales of Residential Single Family Homes by Price Class

	September					YTD			
	Closed	%	Pending	%		Closed	%	Pending	%
Under to 19,999	0	.0	0	.0		1	.0	0	.0
20,000 to 29,999	1	.2	0	.0		2	.0	5	.1
30,000 to 39,999	0	.0	1	.2		5	.1	5	.1
40,000 to 49,999	1	.2	0	.0		5	.1	8	.1
50,000 to 59,999	1	.2	2	.3		8	.1	12	.2
60,000 to 69,999	0	.0	1	.2		7	.1	8	.1
70,000 to 79,999	1	.2	1	.2		10	.2	14	.2
80,000 to 89,999	0	.0	1	.2		14	.3	11	.2
90,000 to 99,999	3	.5	1	.2		11	.2	17	.3
100,000 to 119,999	1	.2	4	.6		13	.2	19	.3
120,000 to 139,999	3	.5	3	.5		35	.6	39	.6
140,000 to 159,999	8	1.2	4	.6		50	.9	55	.9
160,000 to 179,999	10	1.6	18	2.8		70	1.3	111	1.8
180,000 to 199,999	11	1.7	23	3.5		110	2.0	208	3.4
200,000 to 249,999	73	11.3	81	12.5		663	12.0	770	12.5
250,000 to 299,999	95	14.7	127	19.6		860	15.5	1,052	17.1
300,000 to 399,999	195	30.2	169	26.0		1,664	30.0	1,708	27.8
400,000 to 499,999	98	15.2	81	12.5		842	15.2	867	14.1
500,000 to 599,999	57	8.8	57	8.8		453	8.2	487	7.9
600,000 to 699,999	26	4.0	15	2.3		257	4.6	268	4.4
700,000 to 799,999	17	2.6	30	4.6		152	2.7	166	2.7
800,000 to 899,999	15	2.3	14	2.2		101	1.8	110	1.8
900,000 to 999,999	11	1.7	7	1.1		60	1.1	56	.9
1,000,000 or over	18	2.8	9	1.4		147	2.7	149	2.4

Avg Months of Inventory



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

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