

Greater Regional Alliance of REALTORS®

Comparative Activity Report

October 2025

Note: This report reflects closed sales and current activity (sales written) in the following areas: Kent County, Montcalm County, Georgetown and Jamestown Townships in southeastern Ottawa County, Ionia County, the 6 townships in northeastern Allegan County, and the northern half of Barry County (including all of Gun Lake).

October New Listings	2025	2024	% Chg	Current Listings	Avg DOM	
Residential	1,227	1,173	4.6%	Residential	1,578	61
Multi-Family	39	47	-17.0%	Multi-Family	64	85
Vacant Land	98	108	-9.3%	Vacant Land	412	201
YTD New Listings				Total	2,054	
Residential	11,313	10,008	13.0%			
Multi-Family	396	308	28.6%			
Vacant Land	875	795	10.1%			

Months of Inventory of Homes Based on Pending Sales 1.6

October CLOSED Sales	Units	% Chg	2025 Volume	% Chg	Avg DOM	Units	2024 Volume	Avg DOM
Residential	977	9.3%	368,379,979	10.2%	27	894	334,218,866	25
Multi-Family	33	65.0%	15,957,700	111.6%	24	20	7,540,000	9
Vacant Land	53	3.9%	16,159,237	1.1%	72	51	15,979,850	55
Total All Sales	1,063	10.2%	400,496,916	12.0%		965	357,738,716	

Year-to-Date CLOSED Sales	Units	% Chg	2025 Volume	% Chg	Units	2024 Volume
Residential	8,773	13.2%	3,402,141,995	14.7%	7,752	2,964,840,072
Multi-Family	271	35.5%	98,713,015	53.0%	200	64,519,711
Vacant Land	463	13.5%	76,590,503	-4.7%	408	80,328,166
Total All Sales	9,507	13.7%	3,577,445,513	15.0%	8,360	3,109,687,949

Stats based on CLOSED Sales

	October			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	377,052	373,847	.9%	387,797	382,461	1.4%
Avg Sale Overall	376,761	370,714	1.6%	376,296	371,972	1.2%

October Pending Sales

	2025			2024		
	Units	% Chg	Volume	% Chg	Avg DOM	
Residential	963	4.2%	374,148,159	10.8%	31	924
Multi-Family	37	32.1%	23,724,100	85.7%	37	28
Vacant Land	60	-15.5%	11,432,999	-36.6%	159	71
Total All Sales	1,060	3.6%	409,305,258	11.1%		1,023

Year-to-Date PENDING Sales

	2025			2024	
	Units	% Chg	Volume	% Chg	
Residential	9,667	14.6%	3,724,639,654	16.3%	8,439
Multi-Family	331	51.1%	131,217,098	65.3%	219
Vacant Land	544	9.5%	108,130,100	13.0%	497
Total All Sales	10,542	15.2%	3,963,986,852	17.4%	9,155

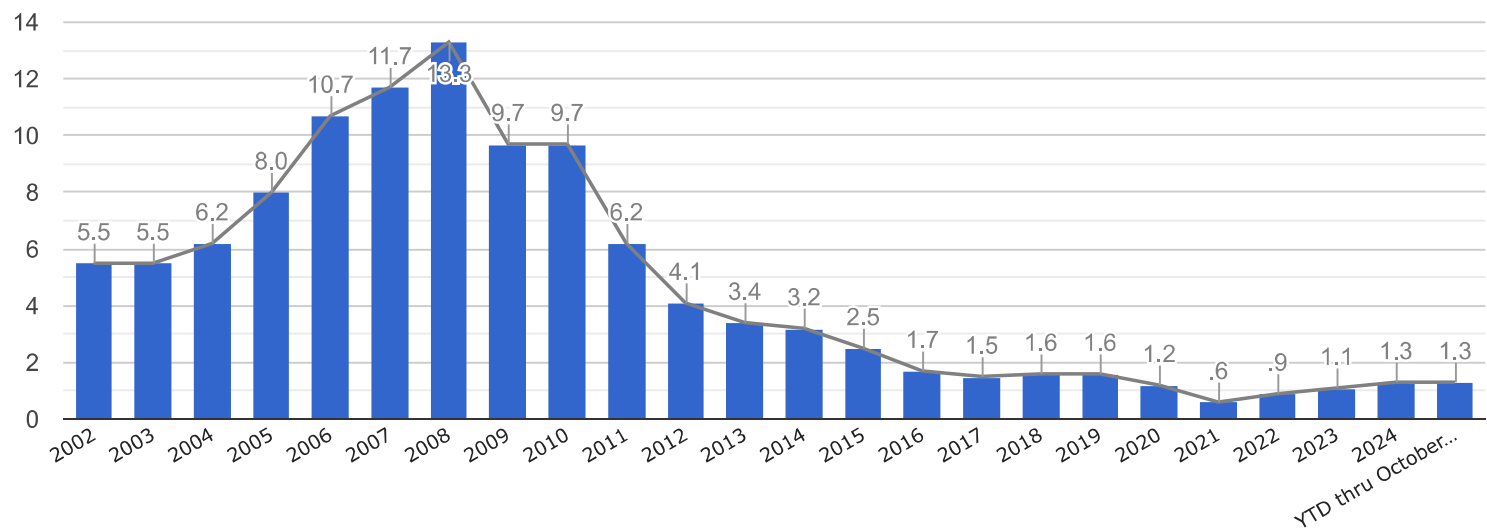
Stats based on PENDING Sales

	October			YEAR-TO-DATE		
	2025	2024	% Chg	2025	2024	% Chg
Avg Home Sale	388,524	365,509	6.3%	385,294	379,516	1.5%
Avg Sale Overall	386,137	360,260	7.2%	376,018	368,961	1.9%

2025 Sales of Residential Single Family Homes by Price Class

	October				YTD			
	Closed	%	Pending	%	Closed	%	Pending	%
Under to 19,999	0	.0	0	.0	3	.0	2	.0
20,000 to 29,999	1	.1	0	.0	4	.0	7	.1
30,000 to 39,999	1	.1	1	.1	18	.2	17	.2
40,000 to 49,999	0	.0	0	.0	11	.1	16	.2
50,000 to 59,999	3	.3	1	.1	23	.3	23	.2
60,000 to 69,999	4	.4	2	.2	30	.3	31	.3
70,000 to 79,999	3	.3	2	.2	23	.3	33	.3
80,000 to 89,999	1	.1	3	.3	23	.3	27	.3
90,000 to 99,999	2	.2	4	.4	20	.2	32	.3
100,000 to 119,999	7	.7	5	.5	51	.6	56	.6
120,000 to 139,999	10	1.0	8	.8	87	1.0	110	1.1
140,000 to 159,999	15	1.5	20	2.1	143	1.6	152	1.6
160,000 to 179,999	42	4.3	20	2.1	211	2.4	267	2.8
180,000 to 199,999	38	3.9	39	4.0	269	3.1	410	4.2
200,000 to 249,999	137	14.0	139	14.4	1,101	12.5	1,241	12.8
250,000 to 299,999	135	13.8	148	15.4	1,283	14.6	1,534	15.9
300,000 to 399,999	272	27.8	261	27.1	2,526	28.8	2,628	27.2
400,000 to 499,999	136	13.9	122	12.7	1,283	14.6	1,322	13.7
500,000 to 599,999	76	7.8	78	8.1	698	8.0	742	7.7
600,000 to 699,999	24	2.5	37	3.8	352	4.0	379	3.9
700,000 to 799,999	30	3.1	29	3.0	217	2.5	230	2.4
800,000 to 899,999	14	1.4	17	1.8	135	1.5	147	1.5
900,000 to 999,999	6	.6	9	.9	76	.9	76	.8
1,000,000 or over	20	2.0	18	1.9	186	2.1	185	1.9

Avg Months of Inventory



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

Copyright 2025 MLS Exchange, Inc. All rights reserved.