

**Greater Regional Alliance of REALTORS®
Comparative Activity Report
April 2026**

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

April New Listings	2026	2025	% Chg	Current Listings	Avg DOM	
Residential	919	880	4.4%	Residential	769	57
Multi-Family	41	28	46.4%	Multi-Family	64	82
Vacant Land	53	53	.0%	Vacant Land	198	182
YTD New Listings				Total	1,031	
Residential	2,592	2,594	-.1%			
Multi-Family	116	117	-.9%			
Vacant Land	166	186	-10.8%			

Months of Inventory of Homes Based on Pending Sales 1.1

April CLOSED Sales	2026			2025				
	Units	% Chg	Volume	% Chg	Avg DOM	Units	Volume	Avg DOM
Residential	609	-5.4%	255,152,225	.8%	28	644	253,126,144	25
Multi-Family	16	-30.4%	6,594,500	-20.9%	29	23	8,337,000	15
Vacant Land	29	.0%	7,689,574	49.0%	70	29	5,159,330	66
Total All Sales	654	-6.0%	269,436,299	1.1%		696	266,622,474	

Year-to-Date CLOSED Sales	2026			2025		
	Units	% Chg	Volume	% Chg	Units	Volume
Residential	1,933	-1.9%	773,456,601	2.6%	1,970	753,705,328
Multi-Family	64	-15.8%	25,543,399	.7%	76	25,376,500
Vacant Land	76	-7.3%	19,073,724	19.8%	82	15,915,800
Total All Sales	2,073	-2.6%	818,073,724	2.9%	2,128	794,997,628

Stats based on CLOSED Sales

	April			YEAR-TO-DATE		
	2026	2025	% Chg	2026	2025	% Chg
Avg Home Sale	418,969	393,053	6.6%	400,133	382,592	4.6%
Avg Sale Overall	411,982	383,078	7.5%	394,633	373,589	5.6%

April Pending Sales

	2026			2025				
	Units	% Chg	Volume	% Chg	Avg DOM	Units	Volume	Avg DOM
Residential	715	5.3%	299,224,672	13.0%	21	679	264,761,892	22
Multi-Family	26	.0%	8,987,400	2.2%	27	26	8,791,600	28
Vacant Land	28	21.7%	6,707,974	70.9%	75	23	3,924,107	102
Total All Sales	769	5.6%	314,920,046	13.5%		728	277,477,599	

Year-to-Date PENDING Sales

	2026			2025	
	Units	% Chg	Volume	Units	Volume
Residential	2,344	-0.5%	963,398,019	2,355	909,086,291
Multi-Family	82	-17.2%	29,759,074	99	35,777,299
Vacant Land	96	-7.7%	23,069,549	104	22,405,607
Total All Sales	2,522	-1.4%	1,016,226,642	2,558	967,269,197

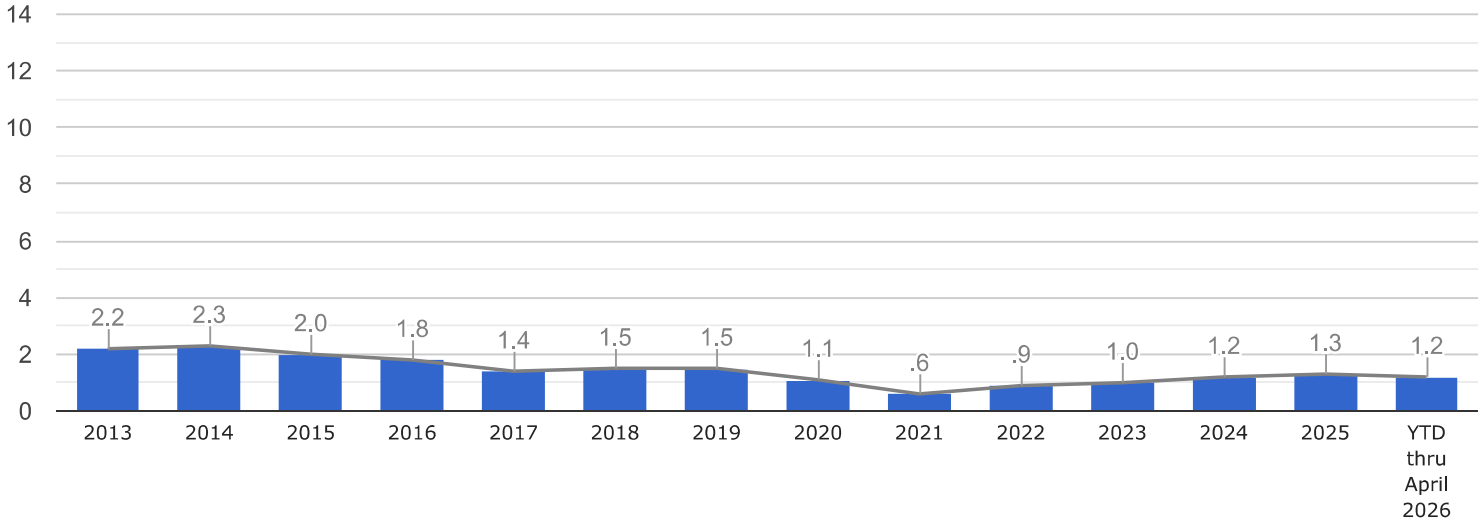
Stats based on PENDING Sales

	April			YEAR-TO-DATE		
	2026	2025	% Chg	2026	2025	% Chg
Avg Home Sale	418,496	389,929	7.3%	411,006	386,024	6.5%
Avg Sale Overall	409,519	381,151	7.4%	402,945	378,135	6.6%

2026 Sales of Residential Single Family Homes by Price Class

	April				YTD			
	Closed	%	Pending	%	Closed	%	Pending	%
Under to 19,999	0	.0	0	.0	4	.2	2	.1
20,000 to 29,999	0	.0	0	.0	1	.1	2	.1
30,000 to 39,999	2	.3	0	.0	4	.2	3	.1
40,000 to 49,999	1	.2	0	.0	4	.2	0	.0
50,000 to 59,999	0	.0	0	.0	1	.1	5	.2
60,000 to 69,999	0	.0	4	.6	4	.2	9	.4
70,000 to 79,999	3	.5	3	.4	4	.2	7	.3
80,000 to 89,999	2	.3	1	.1	5	.3	3	.1
90,000 to 99,999	2	.3	3	.4	3	.2	5	.2
100,000 to 119,999	0	.0	3	.4	5	.3	4	.2
120,000 to 139,999	2	.3	6	.8	11	.6	14	.6
140,000 to 159,999	5	.8	7	1.0	18	.9	25	1.1
160,000 to 179,999	12	2.0	8	1.1	41	2.1	37	1.6
180,000 to 199,999	6	1.0	20	2.8	36	1.9	69	2.9
200,000 to 249,999	69	11.3	79	11.0	237	12.3	289	12.3
250,000 to 299,999	85	14.0	122	17.1	293	15.2	392	16.7
300,000 to 399,999	167	27.4	214	29.9	560	29.0	655	27.9
400,000 to 499,999	104	17.1	107	15.0	309	16.0	355	15.1
500,000 to 599,999	60	9.9	56	7.8	159	8.2	184	7.8
600,000 to 699,999	28	4.6	27	3.8	72	3.7	97	4.1
700,000 to 799,999	22	3.6	16	2.2	58	3.0	53	2.3
800,000 to 899,999	14	2.3	12	1.7	37	1.9	45	1.9
900,000 to 999,999	10	1.6	4	.6	23	1.2	23	1.0
1,000,000 or over	15	2.5	23	3.2	44	2.3	66	2.8

Avg Months of Inventory



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

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