

Greater Regional Alliance of REALTORS®

Comparative Activity Report

July 2026

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).

July New Listings	2026	2025	% Chg	Current Listings	Avg DOM	
Residential	1,362	1,265	7.7%	Residential	1,559	111
Multi-Family	39	44	-11.4%	Multi-Family	77	95
Vacant Land	93	90	3.3%	Vacant Land	383	220
YTD New Listings				Total	2,019	
Residential	7,489	7,678	-2.5%			
Multi-Family	252	275	-8.4%			
Vacant Land	553	603	-8.3%			

Months of Inventory of Homes Based on Pending Sales 1.6

July CLOSED Sales	2026					2025		
	Units	% Chg	Volume	% Chg	Avg DOM	Units	Volume	Avg DOM
Residential	1,087	-4.1%	451,172,443	-.2%	17	1,133	451,980,638	20
Multi-Family	24	-36.8%	9,315,950	-35.5%	44	38	14,448,500	22
Vacant Land	43	-17.3%	7,505,725	-17.3%	53	52	9,074,961	55
Total All Sales	1,154	-5.6%	467,994,118	-1.6%		1,223	475,504,099	

Year-to-Date CLOSED Sales	2026		2025				
	Units	% Chg	Volume	% Chg	Units	Volume	
Residential	5,714	-3.5%	2,309,957,730	1.1%	5,921	2,285,063,347	
Multi-Family	163	-10.9%	60,173,065	-4.8%	183	63,200,415	
Vacant Land	259	-15.4%	45,757,619	-1.0%	306	46,197,088	
Total All Sales	6,136	-4.3%	2,415,888,414	.9%	6,410	2,394,460,850	

Stats based on CLOSED Sales

	July			YEAR-TO-DATE		
	2026	2025	% Chg	2026	2025	% Chg
Avg Home Sale	415,062	398,924	4.0%	404,263	385,925	4.8%
Avg Sale Overall	405,541	388,801	4.3%	393,724	373,551	5.4%

July Pending Sales						2025		
	Units	% Chg	2026 Volume	% Chg	Avg DOM	Units	Volume	Avg DOM
Residential	992	-.5%	408,267,966	3.8%	22	997	393,333,753	22
Multi-Family	23	-25.8%	9,126,400	-23.4%	30	31	11,908,500	26
Vacant Land	52	-3.7%	9,233,619	-15.3%	43	54	10,906,448	80
Total All Sales	1,067	-1.4%	426,627,985	2.5%		1,082	416,148,701	

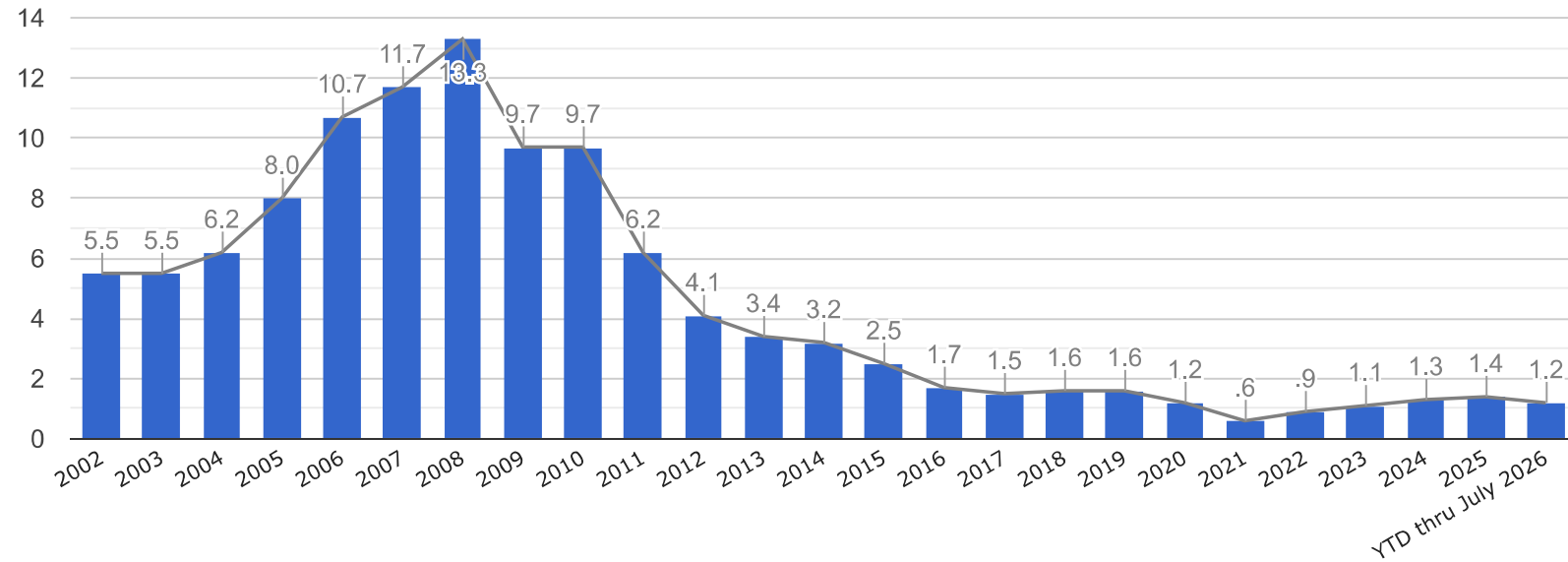
Year-to-Date PENDING Sales						2025		
	Units	% Chg	2026 Volume	% Chg		Units	Volume	
Residential	6,458	-4.0%	2,612,911,035	.8%		6,727	2,592,178,287	
Multi-Family	179	-20.8%	64,101,272	-22.8%		226	82,994,698	
Vacant Land	333	-9.8%	63,164,912	-18.7%		369	77,740,318	
Total All Sales	6,970	-4.8%	2,740,177,219	-.5%		7,322	2,752,913,303	

Stats based on PENDING Sales								
	July			YEAR-TO-DATE				
	2026		2025	% Chg	2026	2025	% Chg	
Avg Home Sale	411,560		394,517	4.3%	404,601	385,339	5.0%	
Avg Sale Overall	399,839		384,611	4.0%	393,139	375,978	4.6%	

2026 Sales of Residential Single Family Homes by Price Class

	July				YTD			
	Closed	%	Pending	%	Closed	%	Pending	%
Under to 19,999	1	.1	0	.0	6	.1	2	.0
20,000 to 29,999	0	.0	1	.1	4	.1	7	.1
30,000 to 39,999	3	.3	2	.2	17	.3	18	.3
40,000 to 49,999	2	.2	4	.4	23	.4	18	.3
50,000 to 59,999	3	.3	2	.2	10	.2	14	.2
60,000 to 69,999	3	.3	5	.5	16	.3	22	.3
70,000 to 79,999	2	.2	1	.1	17	.3	22	.3
80,000 to 89,999	0	.0	3	.3	13	.2	14	.2
90,000 to 99,999	3	.3	1	.1	12	.2	19	.3
100,000 to 119,999	9	.8	3	.3	27	.5	19	.3
120,000 to 139,999	8	.7	11	1.1	39	.7	47	.7
140,000 to 159,999	12	1.1	15	1.5	69	1.2	92	1.4
160,000 to 179,999	18	1.7	15	1.5	131	2.3	137	2.1
180,000 to 199,999	20	1.8	25	2.5	129	2.3	198	3.1
200,000 to 249,999	100	9.2	103	10.4	631	11.0	779	12.1
250,000 to 299,999	158	14.5	170	17.1	832	14.6	1,010	15.6
300,000 to 399,999	316	29.1	283	28.5	1,634	28.6	1,793	27.8
400,000 to 499,999	184	16.9	148	14.9	903	15.8	964	14.9
500,000 to 599,999	109	10.0	76	7.7	492	8.6	512	7.9
600,000 to 699,999	38	3.5	37	3.7	242	4.2	263	4.1
700,000 to 799,999	29	2.7	32	3.2	150	2.6	158	2.4
800,000 to 899,999	22	2.0	18	1.8	99	1.7	109	1.7
900,000 to 999,999	19	1.7	8	.8	70	1.2	74	1.1
1,000,000 or over	28	2.6	29	2.9	149	2.6	167	2.6

Avg Months of Inventory



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

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