

Greater Regional Alliance of REALTORS®

Comparative Activity Report

July 2026

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

July New Listings	2026	2025	% Chg	Current Listings	Avg DOM	
Residential	960	881	9.0%	Residential	1,094	50
Multi-Family	36	36	.0%	Multi-Family	67	93
Vacant Land	37	40	-7.5%	Vacant Land	199	216
YTD New Listings				Total	1,360	
Residential	5,567	5,384	3.4%			
Multi-Family	231	223	3.6%			
Vacant Land	297	304	-2.3%			

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	805	1.0%	348,697,824	5.0%	16	797	332,172,179	18
Multi-Family	19	-40.6%	7,080,950	-30.8%	19	32	10,231,000	19
Vacant Land	19	-9.5%	4,640,750	53.5%	50	21	3,023,700	67
Total All Sales	843	-.8%	360,419,524	4.3%		850	345,426,879	

Year-to-Date CLOSED Sales	2026		2025				
	Units	% Chg	Volume	% Chg	Units	Volume	
Residential	4,270	1.1%	1,798,628,274	5.3%	4,222	1,708,406,323	
Multi-Family	143	-7.7%	53,394,865	-.1%	155	53,464,665	
Vacant Land	135	-8.8%	29,909,214	9.0%	148	27,435,307	
Total All Sales	4,548	.5%	1,881,932,353	5.2%	4,525	1,789,306,295	

Stats based on CLOSED Sales	July			YEAR-TO-DATE		
	2026	2025	% Chg	2026	2025	% Chg
Avg Home Sale	433,165	416,778	3.9%	421,224	404,644	4.1%
Avg Sale Overall	427,544	406,385	5.2%	413,793	395,427	4.6%

July Pending Sales			2026			2025		
	Units	% Chg	Volume	% Chg	Avg DOM	Units	Volume	Avg DOM
Residential	699	-1.4%	300,694,636	1.3%	21	709	296,733,012	21
Multi-Family	18	-30.8%	6,247,500	-27.1%	29	26	8,568,700	24
Vacant Land	18	-28.0%	4,002,499	-32.0%	53	25	5,889,400	105
Total All Sales	735	-3.3%	310,944,635	-1.1%		760	311,191,112	

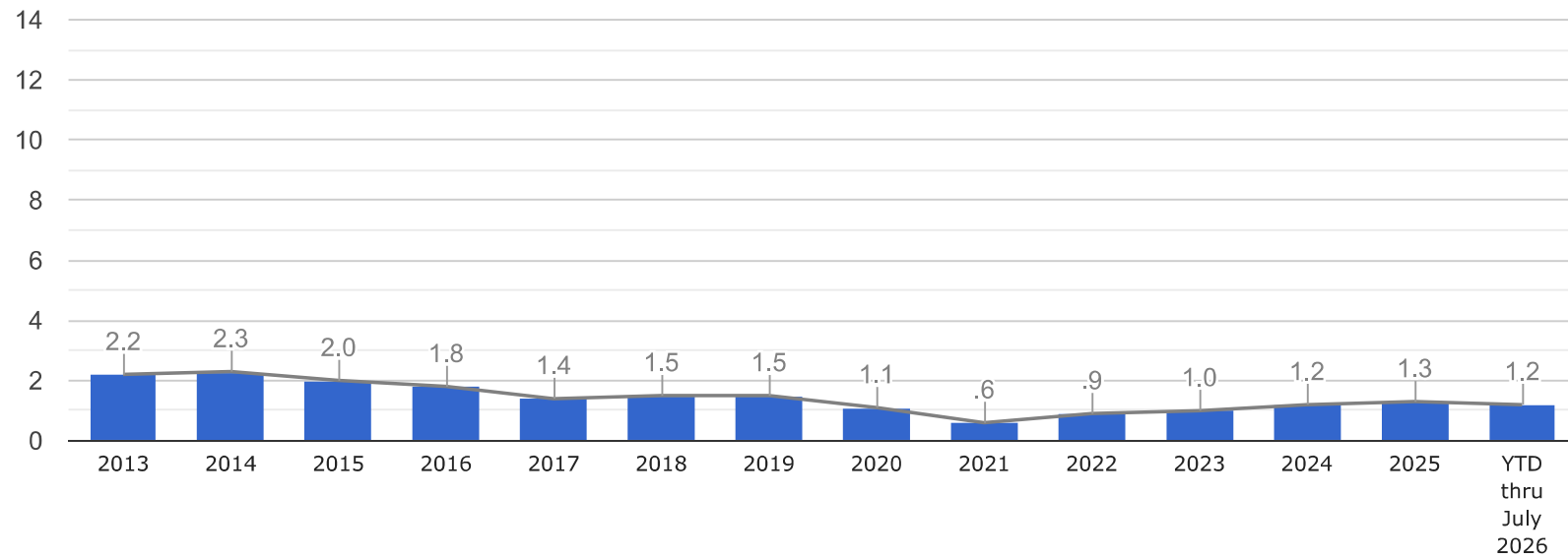
Year-to-Date PENDING Sales			2026		2025	
	Units	% Chg	Volume	% Chg	Units	Volume
Residential	4,768	-.1%	2,015,133,659	4.5%	4,771	1,928,357,320
Multi-Family	158	-15.5%	56,919,773	-13.9%	187	66,145,598
Vacant Land	176	-6.4%	41,178,583	-3.1%	188	42,480,804
Total All Sales	5,102	-.9%	2,113,232,015	3.7%	5,146	2,036,983,722

Stats based on PENDING Sales			July			YEAR-TO-DATE		
	2026		2025	% Chg		2026	2025	% Chg
Avg Home Sale	430,178		418,523	2.8%		422,637	404,183	4.6%
Avg Sale Overall	423,054		409,462	3.3%		414,197	395,838	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	2	.0	5	.1
30,000 to 39,999	1	.1	2	.3	9	.2	9	.2
40,000 to 49,999	1	.1	2	.3	11	.3	6	.1
50,000 to 59,999	2	.2	1	.1	5	.1	7	.1
60,000 to 69,999	3	.4	4	.6	14	.3	18	.4
70,000 to 79,999	1	.1	0	.0	9	.2	13	.3
80,000 to 89,999	0	.0	2	.3	7	.2	8	.2
90,000 to 99,999	2	.2	1	.1	7	.2	12	.3
100,000 to 119,999	8	1.0	1	.1	21	.5	13	.3
120,000 to 139,999	5	.6	7	1.0	26	.6	29	.6
140,000 to 159,999	5	.6	4	.6	33	.8	46	1.0
160,000 to 179,999	9	1.1	4	.6	66	1.5	59	1.2
180,000 to 199,999	11	1.4	13	1.9	71	1.7	121	2.5
200,000 to 249,999	66	8.2	66	9.4	441	10.3	538	11.3
250,000 to 299,999	116	14.4	123	17.6	623	14.6	771	16.2
300,000 to 399,999	239	29.7	202	28.9	1,252	29.3	1,342	28.1
400,000 to 499,999	134	16.6	108	15.5	695	16.3	735	15.4
500,000 to 599,999	83	10.3	61	8.7	383	9.0	398	8.3
600,000 to 699,999	31	3.9	28	4.0	183	4.3	198	4.2
700,000 to 799,999	21	2.6	22	3.1	127	3.0	128	2.7
800,000 to 899,999	21	2.6	16	2.3	82	1.9	96	2.0
900,000 to 999,999	19	2.4	8	1.1	62	1.5	66	1.4
1,000,000 or over	26	3.2	23	3.3	135	3.2	148	3.1

Avg Months of Inventory



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

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