

Greater Regional Alliance of REALTORS®

Comparative Activity Report

August 2026

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

August New Listings	2026	2025	% Chg	Current Listings	Avg DOM	
Residential	864	849	1.8%	Residential	1,141	41
Multi-Family	43	25	72.0%	Multi-Family	74	97
Vacant Land	36	49	-26.5%	Vacant Land	201	218

YTD New Listings				Total	1,416
Residential	6,431	6,233	3.2%		
Multi-Family	274	248	10.5%		
Vacant Land	333	353	-5.7%		

Months of Inventory of Homes Based on Pending Sales 1.7

August CLOSED Sales	2026					2025		
	Units	% Chg	Volume	% Chg	Avg DOM	Units	Volume	Avg DOM
Residential	670	-.4%	289,825,330	1.1%	21	673	286,800,862	19
Multi-Family	18	.0%	5,984,300	-10.2%	37	18	6,666,100	31
Vacant Land	18	-25.0%	3,468,770	6.0%	54	24	3,271,450	84
Total All Sales	706	-1.3%	299,278,400	.9%		715	296,738,412	

Year-to-Date CLOSED Sales	2026		2025				
	Units	% Chg	Volume	% Chg		Units	Volume
Residential	4,940	.9%	2,088,453,604	4.7%		4,895	1,995,207,185
Multi-Family	161	-6.9%	59,379,165	-1.2%		173	60,130,765
Vacant Land	153	-11.0%	33,377,984	8.7%		172	30,706,757
Total All Sales	5,254	.3%	2,181,210,753	4.6%		5,240	2,086,044,707

Stats based on CLOSED Sales	August			YEAR-TO-DATE		
	2026	2025	% Chg	2026	2025	% Chg
Avg Home Sale	432,575	426,153	1.5%	422,764	407,601	3.7%
Avg Sale Overall	423,907	415,019	2.1%	415,152	398,100	4.3%

August Pending Sales						2025		
	Units	% Chg	2026 Volume	% Chg	Avg DOM	Units	Volume	Avg DOM
Residential	687	-5.2%	292,837,299	-3.8%	24	725	304,499,696	24
Multi-Family	31	.0%	11,375,100	-7.9%	28	31	12,351,200	30
Vacant Land	26	18.2%	5,447,400	56.7%	93	22	3,476,750	51
Total All Sales	744	-4.4%	309,659,799	-3.3%		778	320,327,646	

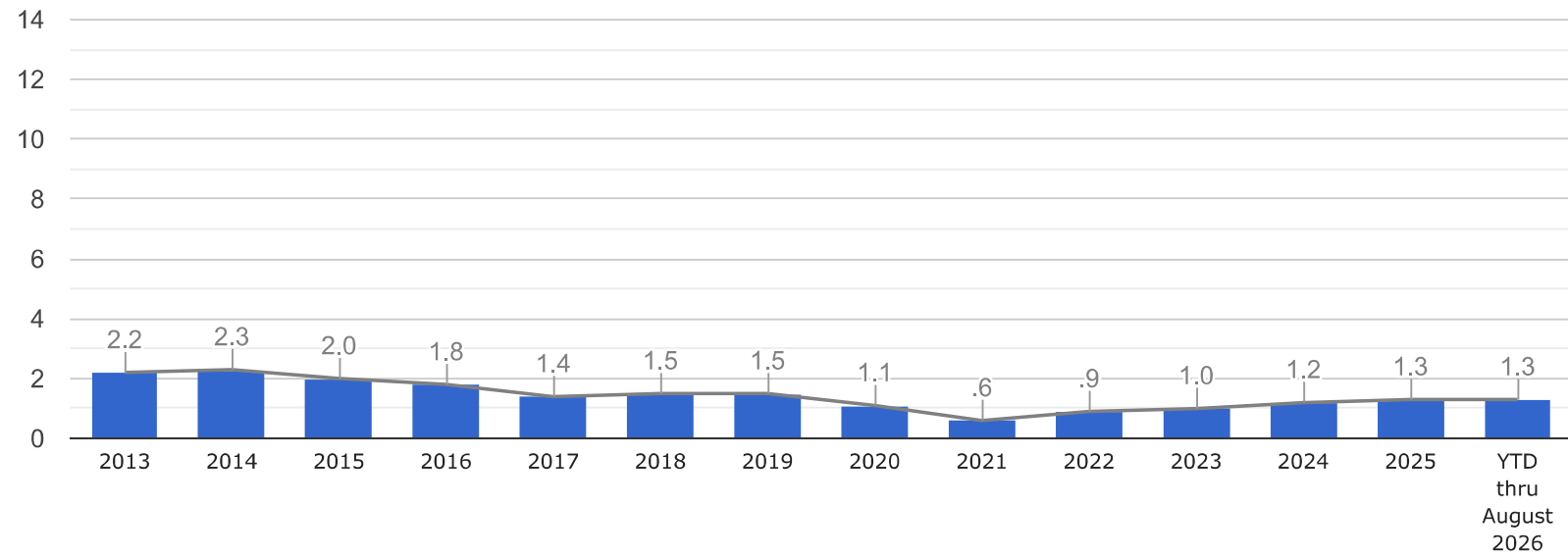
Year-to-Date PENDING Sales						2025	
	Units	% Chg	2026 Volume	% Chg		Units	Volume
Residential	5,455	-.7%	2,307,970,958	3.4%		5,496	2,232,857,016
Multi-Family	189	-13.3%	68,294,873	-13.0%		218	78,496,798
Vacant Land	202	-3.8%	46,625,983	1.5%		210	45,957,554
Total All Sales	5,846	-1.3%	2,422,891,814	2.8%		5,924	2,357,311,368

Stats based on PENDING Sales							
	August			YEAR-TO-DATE			
	2026	2025	% Chg	2026	2025	% Chg	
Avg Home Sale	426,255	420,000	1.5%	423,093	406,269	4.1%	
Avg Sale Overall	416,209	411,732	1.1%	414,453	397,926	4.2%	

2026 Sales of Residential Single Family Homes by Price Class

	August				YTD			
	Closed	%	Pending	%	Closed	%	Pending	%
Under to 19,999	0	.0	1	.1	6	.1	3	.1
20,000 to 29,999	1	.1	0	.0	3	.1	5	.1
30,000 to 39,999	0	.0	1	.1	9	.2	10	.2
40,000 to 49,999	1	.1	0	.0	12	.2	6	.1
50,000 to 59,999	1	.1	4	.6	6	.1	11	.2
60,000 to 69,999	1	.1	4	.6	15	.3	22	.4
70,000 to 79,999	1	.1	1	.1	10	.2	14	.3
80,000 to 89,999	1	.1	0	.0	8	.2	8	.1
90,000 to 99,999	1	.1	0	.0	8	.2	12	.2
100,000 to 119,999	0	.0	1	.1	21	.4	14	.3
120,000 to 139,999	4	.6	10	1.5	30	.6	39	.7
140,000 to 159,999	5	.7	5	.7	38	.8	51	.9
160,000 to 179,999	3	.4	9	1.3	69	1.4	68	1.2
180,000 to 199,999	12	1.8	17	2.5	83	1.7	138	2.5
200,000 to 249,999	48	7.2	71	10.3	489	9.9	609	11.2
250,000 to 299,999	103	15.4	101	14.7	726	14.7	872	16.0
300,000 to 399,999	209	31.2	200	29.1	1,461	29.6	1,542	28.3
400,000 to 499,999	110	16.4	110	16.0	805	16.3	845	15.5
500,000 to 599,999	68	10.1	48	7.0	451	9.1	446	8.2
600,000 to 699,999	41	6.1	38	5.5	224	4.5	236	4.3
700,000 to 799,999	20	3.0	21	3.1	147	3.0	149	2.7
800,000 to 899,999	13	1.9	13	1.9	95	1.9	109	2.0
900,000 to 999,999	3	.4	3	.4	65	1.3	69	1.3
1,000,000 or over	24	3.6	29	4.2	159	3.2	177	3.2

Avg Months of Inventory



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

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