

Greater Regional Alliance of REALTORS®

Comparative Activity Report

January 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).

| January New Listings | 2025 | 2024 | % Chg | Current Listings | Avg DOM |
|-------------------------|------|------|-------|------------------|--------------|
| Residential | 722 | 550 | 31.3% | Residential | 969 |
| Multi-Family | 29 | 16 | 81.3% | Multi-Family | 53 |
| Vacant Land | 70 | 71 | -1.4% | Vacant Land | 341 |
| YTD New Listings | | | | Total | 1,363 |
| Residential | 722 | 550 | 31.3% | | |
| Multi-Family | 29 | 16 | 81.3% | | |
| Vacant Land | 70 | 71 | -1.4% | | |

Months of Inventory of Homes Based on Pending Sales 1.4

| January CLOSED Sales | 2025 | | | 2024 | | | | |
|------------------------|------------|--------------|--------------------|-------------|---------|------------|--------------------|---------|
| | Units | % Chg | Volume | % Chg | Avg DOM | Units | Volume | Avg DOM |
| Residential | 541 | 10.2% | 187,183,707 | 7.8% | 39 | 491 | 173,680,837 | 30 |
| Multi-Family | 20 | 11.1% | 6,254,900 | 8.0% | 33 | 18 | 5,789,500 | 45 |
| Vacant Land | 42 | 35.5% | 4,080,610 | -37.4% | 127 | 31 | 6,514,703 | 115 |
| Total All Sales | 603 | 11.7% | 197,519,217 | 6.2% | | 540 | 185,985,040 | |

| Year-to-Date CLOSED Sales | 2025 | | | 2024 | | |
|---------------------------|------------|--------------|--------------------|-------------|------------|--------------------|
| | Units | % Chg | Volume | % Chg | Units | Volume |
| Residential | 541 | 10.2% | 187,183,707 | 7.8% | 491 | 173,680,837 |
| Multi-Family | 20 | 11.1% | 6,254,900 | 8.0% | 18 | 5,789,500 |
| Vacant Land | 42 | 35.5% | 4,080,610 | -37.4% | 31 | 6,514,703 |
| Total All Sales | 603 | 11.7% | 197,519,217 | 6.2% | 540 | 185,985,040 |

Stats based on CLOSED Sales

| | January | | | YEAR-TO-DATE | | |
|------------------|---------|---------|-------|--------------|---------|-------|
| | 2025 | 2024 | % Chg | 2025 | 2024 | % Chg |
| Avg Home Sale | 345,996 | 353,729 | -2.2% | 345,996 | 353,729 | -2.2% |
| Avg Sale Overall | 327,561 | 344,417 | -4.9% | 327,561 | 344,417 | -4.9% |

January Pending Sales

| | 2025 | | | 2024 | | | | |
|------------------------|------------|--------------|--------------------|--------------|---------|------------|--------------------|---------|
| | Units | % Chg | Volume | % Chg | Avg DOM | Units | Volume | Avg DOM |
| Residential | 692 | 22.5% | 245,349,365 | 22.2% | 38 | 565 | 200,743,000 | 36 |
| Multi-Family | 27 | 145.5% | 9,539,299 | 188.1% | 95 | 11 | 3,311,248 | 13 |
| Vacant Land | 35 | -36.4% | 6,372,460 | -46.9% | 94 | 55 | 12,003,898 | 95 |
| Total All Sales | 754 | 19.5% | 261,261,124 | 20.9% | | 631 | 216,058,146 | |

Year-to-Date PENDING Sales

| | 2025 | | | 2024 | | |
|------------------------|------------|--------------|--------------------|--------------|------------|--------------------|
| | Units | % Chg | Volume | % Chg | Units | Volume |
| Residential | 692 | 22.5% | 245,349,365 | 22.2% | 565 | 200,743,000 |
| Multi-Family | 27 | 145.5% | 9,539,299 | 188.1% | 11 | 3,311,248 |
| Vacant Land | 35 | -36.4% | 6,372,460 | -46.9% | 55 | 12,003,898 |
| Total All Sales | 754 | 19.5% | 261,261,124 | 20.9% | 631 | 216,058,146 |

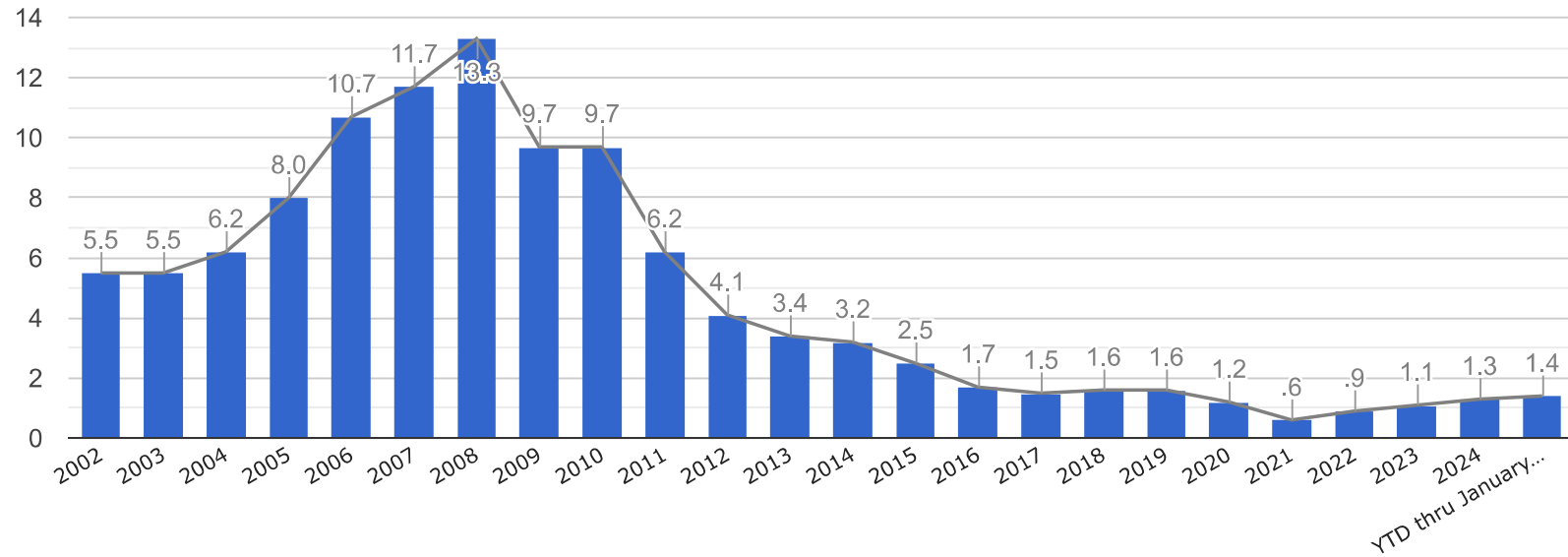
Stats based on PENDING Sales

| | January | | | YEAR-TO-DATE | | |
|------------------|---------|---------|-------|--------------|---------|-------|
| | 2025 | 2024 | % Chg | 2025 | 2024 | % Chg |
| Avg Home Sale | 354,551 | 355,297 | -0.2% | 354,551 | 355,297 | -0.2% |
| Avg Sale Overall | 346,500 | 342,406 | 1.2% | 346,500 | 342,406 | 1.2% |

2025 Sales of Residential Single Family Homes by Price Class

| | January | | | | YTD | | | |
|--------------------|---------|------|---------|------|--------|------|---------|------|
| | Closed | % | Pending | % | Closed | % | Pending | % |
| Under to 19,999 | 0 | .0 | 0 | .0 | 0 | .0 | 0 | .0 |
| 20,000 to 29,999 | 0 | .0 | 1 | .1 | 0 | .0 | 1 | .1 |
| 30,000 to 39,999 | 1 | .2 | 1 | .1 | 1 | .2 | 1 | .1 |
| 40,000 to 49,999 | 0 | .0 | 1 | .1 | 0 | .0 | 1 | .1 |
| 50,000 to 59,999 | 1 | .2 | 1 | .1 | 1 | .2 | 1 | .1 |
| 60,000 to 69,999 | 2 | .4 | 2 | .3 | 2 | .4 | 2 | .3 |
| 70,000 to 79,999 | 1 | .2 | 4 | .6 | 1 | .2 | 4 | .6 |
| 80,000 to 89,999 | 3 | .6 | 1 | .1 | 3 | .6 | 1 | .1 |
| 90,000 to 99,999 | 2 | .4 | 1 | .1 | 2 | .4 | 1 | .1 |
| 100,000 to 119,999 | 4 | .7 | 2 | .3 | 4 | .7 | 2 | .3 |
| 120,000 to 139,999 | 6 | 1.1 | 8 | 1.2 | 6 | 1.1 | 8 | 1.2 |
| 140,000 to 159,999 | 14 | 2.6 | 4 | .6 | 14 | 2.6 | 4 | .6 |
| 160,000 to 179,999 | 15 | 2.8 | 23 | 3.3 | 15 | 2.8 | 23 | 3.3 |
| 180,000 to 199,999 | 22 | 4.1 | 39 | 5.6 | 22 | 4.1 | 39 | 5.6 |
| 200,000 to 249,999 | 99 | 18.3 | 108 | 15.6 | 99 | 18.3 | 108 | 15.6 |
| 250,000 to 299,999 | 100 | 18.5 | 114 | 16.5 | 100 | 18.5 | 114 | 16.5 |
| 300,000 to 399,999 | 132 | 24.4 | 187 | 27.0 | 132 | 24.4 | 187 | 27.0 |
| 400,000 to 499,999 | 65 | 12.0 | 100 | 14.5 | 65 | 12.0 | 100 | 14.5 |
| 500,000 to 599,999 | 29 | 5.4 | 45 | 6.5 | 29 | 5.4 | 45 | 6.5 |
| 600,000 to 699,999 | 23 | 4.3 | 27 | 3.9 | 23 | 4.3 | 27 | 3.9 |
| 700,000 to 799,999 | 8 | 1.5 | 8 | 1.2 | 8 | 1.5 | 8 | 1.2 |
| 800,000 to 899,999 | 5 | .9 | 4 | .6 | 5 | .9 | 4 | .6 |
| 900,000 to 999,999 | 1 | .2 | 1 | .1 | 1 | .2 | 1 | .1 |
| 1,000,000 or over | 8 | 1.5 | 10 | 1.4 | 8 | 1.5 | 10 | 1.4 |

Avg Months of Inventory



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

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