

Statistics *
Five County Area (Single Family):
Grand Traverse, Leelanau, Benzie, Antrim, Kalkaska

SOLD MARKET ANALYSIS APRIL 2023

	HIGH	LOW	AVERAGE	MEDIAN	TOTAL PRICE	LISTING COUNT
LIST PRICE:	\$3,350,000	\$45,000	\$533,031	\$415,000	\$81,553,749	153
SOLD PRICE:	\$3,619,700	\$47,500	\$522,241	\$410,000	\$79,902,874	

Single Family	No. of Sales	Dollar Volume	Average Price	Median Price	Average DOM
Grand Traverse	85	\$45,631,232	\$536,838	\$415,000	77
Leelanau	20	\$16,221,392	\$811,069	\$698,650	64
Benzie	16	\$5,740,500	\$358,781	\$352,500	91
Antrim	22	\$8,484,250	\$385,647	\$275,450	79
Kalkaska	10	\$3,825,500	\$382,550	\$294,500	119
Totals	153	\$79,902,874	\$522,241	\$410,000	80

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SOLD MARKET ANALYSIS APRIL 2022

	HIGH	LOW	AVERAGE	MEDIAN	TOTAL PRICE	LISTING COUNT
LIST PRICE:	\$2,800,000	\$75,000	\$420,832	\$340,000	\$76,591,498	182
SOLD PRICE:	\$2,800,000	\$55,000	\$429,982	\$350,000	\$78,256,903	

Single Family	No. of Sales	Dollar Volume	Average Price	Median Price	Average DOM
Grand Traverse	113	\$47,464,463	\$420,039	\$355,000	55
Leelanau	17	\$11,783,000	\$693,117	\$393,000	80
Benzie	15	\$6,800,150	\$453,343	\$400,000	50
Antrim	22	\$7,654,380	\$347,926	\$269,000	91
Kalkaska	15	\$4,554,910	\$303,660	\$285,000	98
Totals	182	\$78,256,903	\$429,982	\$350,000	65

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SOLD MARKET ANALYSIS APRIL 2021

	HIGH	LOW	AVERAGE	MEDIAN	TOTAL PRICE	LISTING COUNT
LIST PRICE:	\$3,400,000	\$59,900	\$415,045	\$284,900	\$108,326,928	261
SOLD PRICE:	\$3,200,000	\$55,000	\$410,564	\$295,000	\$107,157,221	

Single Family	No. of Sales	Dollar Volume	Average Price	Median Price	Average DOM
Grand Traverse	145	\$58,424,678	\$402,928	\$299,900	77
Leelanau	40	\$18,720,543	\$468,013	\$354,671	168
Benzie	23	\$6,785,800	\$295,034	\$190,000	122
Antrim	32	\$18,095,100	\$565,471	\$317,500	70
Kalkaska	21	\$5,131,100	\$244,338	\$241,000	112
Totals	261	107,157,221	\$107,157,221	\$295,000	97

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SOLD MARKET ANALYSIS APRIL 2020

	HIGH	LOW	AVERAGE	MEDIAN	TOTAL PRICE	LISTING COUNT
LIST PRICE:	\$1,500,000	\$23,500	\$312,270	\$249,950	\$51,836,850	166
SOLD PRICE:	\$1,250,000	\$24,500	\$302,044	\$249,000	\$50,139,362	

Single Family	No. of Sales	Dollar Volume	Average Price	Median Price	Average DOM
Grand Traverse	88	\$27,398,361	\$311,345	\$262,500	84
Leelanau	31	\$11,220,250	\$361,943	\$305,000	130
Benzie	19	\$5,750,801	\$302,673	\$295,000	194
Antrim	19	\$3,795,750	\$199,776	\$164,750	103
Kalkaska	9	\$1,974,200	\$219,355	\$152,000	95
Totals	166	\$50,139,362	\$302,044	\$249,000	108

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SOLD MARKET ANALYSIS APRIL 2019

	HIGH	LOW	AVERAGE	MEDIAN	TOTAL PRICE	LISTING COUNT
LIST PRICE:	\$1,648,000	\$35,000	\$296,717	\$239,900	\$64,981,198	219
SOLD PRICE:	\$1,596,000	\$30,000	287,362	\$233,400	\$62,932,328	

Single Family	No. of Sales	Dollar Volume	Average Price	Median Price	Average DOM
Grand Traverse	129	\$35,925,379	\$278,491	\$233,725	100
Leelanau	24	\$8,977,823	\$374,075	\$334,500	133
Benzie	20	\$4,862,200	\$243,110	\$211,750	146
Antrim	29	\$10,288,626	\$354,780	\$250,000	181
Kalkaska	17	\$2,878,300	\$169,311	\$131,500	163
Totals	219	\$62,932,328	\$287,362	\$233,400	123

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SOLD MARKET ANALYSIS APRIL 2018

	HIGH	LOW	AVERAGE	MEDIAN	TOTAL PRICE	LISTING COUNT
LIST PRICE:	\$1,450,000	\$42,500	\$301,041	\$239,000	\$72,249,986	240
SOLD PRICE:	\$1,450,000	\$45,500	\$291,525	\$232,000	\$69,966,020	

Single Family	No. of Sales	Dollar Volume	Average Price	Median Price	Average DOM
Grand Traverse	135	\$39,980,710	\$296,153	\$235,000	108
Leelanau	37	\$16,737,610	\$452,367	\$365,000	207
Benzie	19	\$3,492,700	\$183,826	\$179,600	119
Antrim	29	\$6,865,400	\$236,737	\$190,000	169
Kalkaska	20	\$2,889,600	\$144,480	\$132,750	162
Totals	240	\$69,966,020	\$291,525	\$232,000	136

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SOLD MARKET ANALYSIS APRIL 2017

	HIGH	LOW	AVERAGE	MEDIAN	TOTAL PRICE	LISTING COUNT
LIST PRICE:	\$1,495,000	\$30,000	\$260,601	\$212,400	\$57,332,314	220
SOLD PRICE:	\$1,360,000	\$19,500	\$251,311	\$203,237	\$55,288,576	

Single Family	No. of Sales	Dollar Volume	Average Price	Median Price	Average DOM
Grand Traverse	121	\$30,855,931	\$255,007	\$229,000	121
Leelanau	31	\$9,509,650	\$306,762	\$253,500	91
Benzie	22	\$5,270,370	\$239,562	\$186,400	208
Antrim	22	\$6,490,475	\$295,021	\$214,387	185
Kalkaska	24	\$3,162,150	\$131,756	\$111,700	120
Totals		\$55,288,576	\$251,311	\$203,237	132

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Five County Area (Single Family):
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SOLD MARKET ANALYSIS APRIL 2016

	HIGH	LOW	AVERAGE	MEDIAN	TOTAL PRICE	LISTING COUNT
LIST PRICE:	\$1,690,000	\$15,000	\$237,569	\$184,900	\$60,342,585	254
SOLD PRICE:	\$1,535,000	\$1,800	\$227,741	\$179,975	\$57,846,328	

Single Family	No. of Sales	Dollar Volume	Average Price	Median Price	Average DOM
Grand Traverse	127	\$28,948,056	\$227,937	\$199,000	119
Leelanau	35	\$12,262,591	\$350,359	\$279,000	213
Benzie	31	\$5,044,009	\$162,709	\$119,000	297
Antrim	35	\$8,160,025	\$233,143	\$146,275	205
Kalkaska	26	\$3,431,647	\$131,986	\$115,000	141
Totals	254	\$57,846,328	\$227,741	\$179,975	168

FIVE COUNTY AREA - Grand Traverse, Leelanau, Benzie, Antrim, Kalkaska

No. of Res. Units Sold	2023	153	2022	182	2021	261
Avg Selling Price	2023	\$522,241	2022	\$429,982	2021	\$410,564
Median Sale Price	2023	\$410,000	2022	\$350,000	2021	\$295,000
Price Category	No. of Units Sold 2023	\$ Volume 2023	No. of Units Sold 2022	\$ Volume 2022	No. of Units Sold 2021	\$ Volume 2021
\$39,999 or less	0	\$0	0	\$0	0	\$0
\$40,000 - \$59,999	1	\$47,500	1	\$55,000	1	\$55,000
\$60,000 - \$79,999	2	\$129,000	2	\$145,000	6	\$406,900
\$80,000 - \$99,999	1	\$90,000	1	\$95,000	7	\$634,700
\$100,000 - \$119,999	3	\$343,000	1	\$105,000	4	\$446,500
\$120,000 - \$139,999	1	\$133,500	2	\$269,000	6	\$779,800
\$140,000 - \$159,999	2	\$299,350	2	\$304,000	10	\$1,513,800
\$160,000 - \$179,999	0	\$0	6	\$1,046,700	11	\$1,857,300
\$180,000 - \$199,999	4	\$769,000	12	\$2,254,911	10	\$1,894,878
\$200,000 - \$249,999	10	\$2,257,000	11	\$2,434,013	49	\$11,094,990
\$250,000 - \$299,999	16	\$4,352,800	27	\$7,452,150	33	\$9,176,000
\$300,000 - \$399,999	33	\$11,490,050	44	\$15,062,430	48	\$16,519,378
\$400,000 - \$499,999	24	\$10,668,681	20	\$8,755,400	21	\$9,319,900
\$500,000 - \$749,999	30	\$18,186,293	36	\$21,532,700	29	\$17,362,340
\$750,000 - \$999,999	11	\$9,562,000	11	\$9,265,599	12	\$10,125,000
\$1,000,000 and Over	15	\$21,574,700	6	\$9,480,000	14	\$25,970,735
Totals	153	\$79,902,874	182	\$78,256,903	261	\$107,157,221

2020	166	2019	219	2018	240	
2020	\$302,044	2019	\$287,362	2018	\$291,525	
2020	\$249,000	2019	\$233,400	2018	\$232,000	
No. of Units Sold 2020	\$ Volume 2020	No. of Units Sold 2019	\$ Volume 2019	No. of Units Sold 2018	\$ Volume 2018	
1	\$24,500	1	\$30,000	0	\$0	
4	\$210,513	2	\$111,500	7	\$357,600	
2	\$125,000	6	\$426,500	7	\$488,000	
0	\$0	5	\$452,050	9	\$832,500	
4	\$448,800	13	\$1,452,385	12	\$1,355,100	
10	\$1,311,600	18	\$2,358,900	16	\$2,055,232	
8	\$1,221,000	12	\$1,818,500	4	\$585,000	
11	\$1,851,350	15	\$2,572,700	17	\$2,878,218	
16	\$3,032,600	16	\$3,002,900	17	\$3,190,490	
28	\$6,353,500	33	\$7,438,225	45	\$10,075,400	
17	\$4,794,711	28	\$7,671,775	25	\$6,802,991	
30	\$10,482,400	31	\$10,789,542	34	\$11,536,200	
12	\$5,592,500	11	\$4,805,425	17	\$7,398,054	
14	\$8,004,888	20	\$12,043,426	18	\$10,595,335	
4	\$3,346,000	5	\$4,062,500	8	\$6,846,900	
2	\$2,425,000	3	\$3,896,000	4	\$4,969,000	
163	\$49,224,362	219	\$62,932,328	240	\$69,966,020	

2017	220	2016	254
2017	\$251,311	2016	\$227,741
2017	\$203,237	2016	\$179,975
No. of Units Sold 2017	\$ Volume 2017	No. of Units Sold 2016	\$ Volume 2016
2	\$57,500	6	\$143,305
5	\$225,500	4	\$204,800
9	\$623,057	14	\$1,001,950
9	\$812,950	18	\$1,630,859
12	\$1,338,800	19	\$2,099,900
17	\$2,172,100	24	\$3,121,100
21	\$3,137,100	29	\$4,319,272
20	\$3,381,825	13	\$2,177,550
11	\$2,066,650	19	\$3,579,022
30	\$6,689,975	33	\$7,454,400
25	\$6,853,344	26	\$7,076,547
27	\$9,415,625	21	\$7,139,820
18	\$8,274,900	12	\$5,391,803
10	\$5,780,000	10	\$6,414,000
1	\$860,000	4	\$3,432,000
3	\$3,599,250	2	\$2,660,000
220	\$55,288,576	254	\$57,846,328

April YTD	2023	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
Residential Units Sold	583	693	854	748	741	787	801	801	748	682	703
Average Selling Price	\$453,130	\$439,693	\$370,852	\$285,476	\$278,803	\$242,220	\$221,246	\$221,246	\$228,864	\$215,042	\$193,578
Median Selling Price	\$362,500	\$325,000	\$265,750	\$232,363	\$220,000	\$192,500	\$175,000	\$175,500	\$172,500	\$166,800	\$147,000

