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Five Year Sales Summary

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Vacant Land

The following tables depict the average price per acre for Vacant Land sold according to WCAR MLS data from 01/01/2021 through 12/31/2025* The numbers in parentheses signify how many parcels were sold.

Big Rapids	2025	2024	2023	2022	2021
4-9.9 Acres	\$10,055 (3)	\$8,226 (4)	\$8,982 (6)	\$8,361 (1)	\$7,903 (2)
10-19.9 Acres	\$8,218 (1)	\$5,994 (2)	\$5,898 (5)	\$4,512 (5)	\$5,000 (1)
20-39.9 Acres	\$7,007 (5)	\$5,905 (4)	\$3,987 (6)	\$3,925 (3)	\$3,397 (4)
40-79.9 Acres	\$3,507 (1)	\$4,093 (4)	\$3,970 (6)	\$4,009 (2)	\$3,114 (4)
80 & up		\$3,250 (1)	\$3,907 (3)		\$2,938 (1)

Reed City	2025	2024	2023	2022	2021
4-9.9 Acres	\$7,613 (2)	\$8,697 (4)	\$5,799 (6)	\$7,180 (3)	\$3,775 (5)
10-19.9 Acres	\$5,497 (2)	\$4,147 (7)	\$4,005 (7)	\$5,468 (13)	\$3,974 (9)
20-39.9 Acres	\$4,289 (5)	\$7,096 (4)	\$4,409 (5)	\$3,344 (10)	\$3,203 (4)
40-79.9 Acres	\$4,047 (2)	\$4,829 (5)	\$3,435 (4)	\$3,438 (5)	\$2,804 (6)
80 & up	\$3,714 (2)	\$3,090 (2)		\$2,280 (1)	\$2,453 (3)

BR, RC, & MS	2025	2024	2023	2022	2021
4-9.9 Acres	\$9,420 (12)	\$8,140 (10)	\$6,949 (16)	\$6,808 (9)	\$5,283 (10)
10-19.9 Acres	\$6,183 (8)	\$5,041 (15)	\$4,886 (16)	\$5,916 (24)	\$4,508 (18)
20-39.9 Acres	\$5,329 (13)	\$5,959 (12)	\$4,220 (14)	\$3,998 (17)	\$3,301 (9)
40-79.9 Acres	\$3,949 (4)	\$4,853 (17)	\$3,753 (17)	\$3,736 (13)	\$3,498 (15)
80 & up	\$4,125 (3)	\$3,161 (3)	\$3,956 (6)	\$2,616 (3)	\$2,651 (5)

4 Counties **	2025	2024	2023	2022	2021
4-9.9 Acres	\$9,076 (76)	\$8,428 (71)	\$7,437 (85)	\$7,855 (59)	\$5,587 (77)
10-19.9 Acres	\$7,632 (83)	\$5,519 (80)	\$5,174 (79)	\$5,097 (88)	\$4,450 (93)
20-39 Acres	\$5,664 (62)	\$4,926 (58)	\$3,967 (42)	\$3,777 (44)	\$3,241 (50)
40-79 Acres	\$4,701 (32)	\$4,101 (52)	\$3,515 (40)	\$3,652 (44)	\$3,041 (41)
80 & up	\$3,811 (13)	\$3,336 (24)	\$3,469 (17)	\$2,918 (10)	\$2,416 (22)

Residential

Below are the average prices for residential homes sold according to WCAR MLS data from 01/01/2021 through 12/31/2025. The numbers in parentheses indicate how many homes were sold.

	2025	2024	2023	2022	2021
Big Rapids	\$262,886 (176)	\$243,240 (167)	\$226,907 (192)	\$212,943 (188)	\$184,772 (224)
Reed City	\$215,448 (129)	\$204,924 (124)	\$199,850 (132)	\$163,299 (151)	\$151,164 (164)
BR, RC, & MS	\$248,829 (403)	\$235,563 (351)	\$217,629 (402)	\$190,832 (332)	\$177,750 (489)
4 Counties **	\$260,306 (1,698)	\$253,608 (608)	\$220,845 (1437)	\$209,111 (1707)	\$189,400 (1853)

*Properties containing structures, waterfront, or having extenuating circumstances may have been removed to provide an accurate depiction of vacant land averages.

**The "Entire West Central Area" has been narrowed down to our 4 surrounding Counties (Lake, Mecosta, Newaygo & Osceola). Again, to present data more conducive to our local area. All other areas are categorized by School District.

This representation is based in whole or in part on data supplied by WCAR MLS. WCAR MLS does not guarantee nor is in any way responsible for its accuracy. Data maintained by WCAR MLS may not reflect all real estate activity in the market.