

# Metropolitan Regional Information Systems, Inc. Real Estate Trend Indicator - Detached/Attached Report

Charles County, MD

From: 12/01/2003 to 12/31/2003

Statistics generated on: 01/07/2004

Price Class	Residential Unit Sales Number of Bedrooms				Active Listings		Time on Market	
	2 Or Less Detach/Attach	3 Detach/Attach	4 or More Detach/Attach	Condo Coop and Ground Rent	Residential Detach/Attach	Condo Coop and Ground Rent	of Units Sold (No. of Units)	
Under \$30,000	0 / 0	0 / 0	0 / 0	0	0 / 0	0	1 -30 Days	161
\$30,000-\$39,000	0 / 0	0 / 0	0 / 0	0	0 / 0	0	31-61 Days	30
\$40,000-\$49,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	61 - 91 Days	15
\$50,000-\$59,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	91-120 Days	5
\$60,000-\$69,999	0 / 0	0 / 0	0 / 0	1	0 / 0	1	Over 120 Days	8
\$70,000-\$79,999	0 / 0	0 / 0	0 / 0	1	0 / 0	2	Total	219
\$80,000-\$89,999	0 / 0	0 / 0	0 / 0	0	0 / 1	0		
\$90,000- \$99,999	0 / 1	0 / 1	0 / 0	0	0 / 2	0	<b>Type of Financing of Units Sold (No. of Units)</b>	
\$100,000-\$119,999	1 / 0	0 / 5	0 / 0	0	1 / 7	1	Conventional	143
\$120,000-\$139,999	1 / 1	1 / 15	0 / 1	0	3 / 11	0	FHA	38
\$140,000-\$159,999	2 / 0	6 / 8	1 / 0	0	8 / 0	0	VA	23
\$160,000-\$179,999	1 / 2	5 / 3	0 / 0	0	6 / 4	0	Assumption	0
\$180,000-\$199,999	0 / 0	12 / 5	4 / 5	0	9 / 8	0	Cash	2
\$200,000-\$249,999	0 / 0	22 / 4	19 / 10	0	27 / 7	0	Owner Finance	0
\$250,000-\$299,999	0 / 0	5 / 0	28 / 0	0	43 / 2	0	All Other	3
\$300,000-\$399,999	0 / 0	8 / 1	24 / 0	0	69 / 0	0	Unreported	10
\$400,000-\$499,999	0 / 0	2 / 0	8 / 0	0	25 / 0	0	Total	219
Over \$500,000	0 / 0	1 / 0	4 / 0	0	19 / 0	0		
Totals	5 / 4	62 / 42	88 / 16	2	252	4		
Detach/Attach Totals	155 / 62				210 / 42			
Grand Totals	219				256			
Average Sold Prices	\$ 142,580 / \$ 140,738	\$ 235,684 / \$ 154,924	\$ 308,565 / \$ 207,269	\$ 72,200				
Last Year Avg Sold Prices	\$ 98,700 / \$ 106,600	\$ 196,387 / \$ 139,202	\$ 249,971 / \$ 155,701	\$ 75,000				
Average Sold % Change	44.46 % / 32.02 %	20.01 % / 11.29 %	23.44 % / 33.12 %	-3.73 %				
Last Year Units Sold	3 / 7	47 / 44	83 / 12	1				

	2003	2002	% Change	
<b>Total Sold Dollar Volume:</b>	\$ 53,009,473	\$ 39,088,389	35.61 %	<b>Total Number of NEW listings taken for the month: 152</b> <b>Total # of Listings that are New Construction</b> <b>Active Listings:</b> 54 <b>Sold Listings:</b> 30  <b>Total Number of Properties marked Contract for the month: 126</b> <b>Total Number of Properties marked Contingent for the month: 38</b>  <b>Total Number of NEW pendings</b>  <b>(CONTRACTS + CONTINGENTS): 164</b>
<b>Average Sold Price:</b>	\$ 242,052	\$ 198,418	21.99 %	
<b>Median Sold Price:</b>	\$ 220,000	\$ 182,814	20.34 %	
<b>Total Units Sold:</b>	219	197	11.17 %	
<b>Detach/Attach Average Sold:</b>	\$ 274,058 / \$ 167,517	\$ 227,623 / \$ 138,722	20.40 % / 20.76 %	
<b>Average Days on Market:</b>	28	43	-34.88 %	
<b>Average List Price for Sold:</b>	\$ 248,057	\$ 202,120	22.73 %	
<b>Avg Sale Price as a percentage of Avg List Price:</b>	97.58 %	98.17 %		

Source: Metropolitan Regional Information Systems, Inc. - MLS Resale Data

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