

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

Saint Marys County, MD

From: 08/01/2003 to 08/31/2003

Statistics generated on: 09/10/2003

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	117
\$30,000-\$39,000	0 / 0	0 / 0	0 / 0	0	0 / 0	0	31-61 Days	17
\$40,000-\$49,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	61 - 91 Days	8
\$50,000-\$59,999	0 / 0	0 / 0	0 / 0	1	0 / 0	0	91-120 Days	6
\$60,000-\$69,999	0 / 0	0 / 0	0 / 0	0	1 / 0	0	Over 120 Days	16
\$70,000-\$79,999	0 / 0	0 / 1	0 / 0	0	1 / 2	0	Total	164
\$80,000-\$89,999	0 / 1	2 / 1	0 / 0	0	1 / 1	1		
\$90,000- \$99,999	2 / 0	3 / 2	0 / 0	0	1 / 0	0		
\$100,000-\$119,999	0 / 0	7 / 0	0 / 0	0	6 / 0	0	Type of Financing of Units Sold (No. of Units)	
\$120,000-\$139,999	2 / 1	7 / 5	0 / 0	0	4 / 6	0	Conventional	119
\$140,000-\$159,999	1 / 1	5 / 2	0 / 1	0	19 / 1	3	FHA	14
\$160,000-\$179,999	0 / 0	24 / 0	5 / 0	0	16 / 0	1	VA	18
\$180,000-\$199,999	1 / 0	9 / 0	3 / 0	0	19 / 0	0	Assumption	0
\$200,000-\$249,999	2 / 0	18 / 0	12 / 0	0	55 / 4	0	Cash	6
\$250,000-\$299,999	1 / 0	3 / 0	14 / 0	0	42 / 0	0	Owner Finance	0
\$300,000-\$399,999	1 / 0	5 / 0	15 / 0	0	26 / 0	0	All Other	4
\$400,000-\$499,999	0 / 0	0 / 0	2 / 0	0	12 / 0	0	Unreported	3
Over \$500,000	0 / 0	0 / 0	4 / 0	0	21 / 1	0	Total	164
Totals	10 / 3	83 / 11	55 / 1	1	239	5		
Detach/Attach Totals	148 / 15				224 / 15			
Grand Totals	164				244			
Average Sold Prices	\$ 193,400 / \$ 120,100	\$ 182,466 / \$ 120,612	\$ 310,238 / \$ 153,900	\$ 52,500				
Last Year Avg Sold Prices	\$ 130,486 / \$ 149,450	\$ 154,075 / \$ 102,230	\$ 225,368 / \$ 284,900	\$ 121,250				
Average Sold % Change	48.22 % / -19.64 %	18.43 % / 17.98 %	37.66 % / -45.98 %	-56.70 %				
Last Year Units Sold	7 / 2	50 / 10	43 / 1	2				

	<u>2003</u>	<u>2002</u>	<u>% Change</u>	
Total Sold Dollar Volume:	\$ 36,035,195	\$ 20,156,590	78.78 %	Total Number of NEW listings taken for the month: 163
Average Sold Price:	\$ 219,727	\$ 175,275	25.36 %	Total # of Listings that are New Construction
Median Sold Price:	\$ 193,201	\$ 169,900	13.71 %	Active Listings: 80
Total Units Sold:	164	115	42.61 %	Sold Listings: 33
Detach/Attach Average Sold:	\$ 230,688 / \$ 122,728	\$ 183,080 / \$ 123,546	26.00 % / -0.66 %	Total Number of Properties marked Contract for the month: 103
Average Days on Market:	45	74	-39.19 %	Total Number of Properties marked Contingent for the month: 36
Average List Price for Sold:	\$ 224,445	\$ 177,376	26.54 %	Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 139
Avg Sale Price as a percentage of Avg List Price:	97.90 %	98.82 %		

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

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