

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

Calvert 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	1	0 / 0	0	1 -30 Days	86
\$30,000-\$39,000	0 / 0	0 / 0	0 / 0	0	0 / 0	1	31-61 Days	13
\$40,000-\$49,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	61 - 91 Days	13
\$50,000-\$59,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	91-120 Days	7
\$60,000-\$69,999	0 / 0	0 / 0	0 / 0	0	2 / 0	0	Over 120 Days	21
\$70,000-\$79,999	0 / 0	1 / 0	0 / 0	0	0 / 0	0	Total	140
\$80,000-\$89,999	0 / 0	0 / 0	0 / 0	0	1 / 0	0		
\$90,000- \$99,999	0 / 0	0 / 0	1 / 0	0	0 / 0	0		
\$100,000-\$119,999	1 / 0	1 / 0	0 / 0	0	1 / 0	0	Type of Financing of Units Sold (No. of Units)	
\$120,000-\$139,999	2 / 0	2 / 0	1 / 0	0	6 / 0	0	Conventional	103
\$140,000-\$159,999	4 / 0	8 / 0	0 / 0	0	16 / 0	0	FHA	10
\$160,000-\$179,999	0 / 0	6 / 1	5 / 0	0	14 / 0	0	VA	6
\$180,000-\$199,999	0 / 0	7 / 0	4 / 0	0	28 / 1	0	Assumption	0
\$200,000-\$249,999	0 / 0	5 / 5	7 / 0	0	27 / 0	6	Cash	6
\$250,000-\$299,999	0 / 0	9 / 1	10 / 0	1	22 / 0	2	Owner Finance	0
\$300,000-\$399,999	1 / 0	7 / 0	24 / 0	1	40 / 3	0	All Other	3
\$400,000-\$499,999	0 / 0	4 / 0	12 / 0	0	29 / 0	0	Unreported	12
Over \$500,000	0 / 0	0 / 0	7 / 1	0	46 / 0	0	Total	140
Totals	8 / 0	50 / 7	71 / 1	3	236	9		
Detach/Attach Totals	129 / 8				232 / 4			
Grand Totals	140				245			
Average Sold Prices	\$ 169,125 / \$ 0	\$ 236,163 / \$ 229,739	\$ 339,073 / \$ 749,000	\$ 199,333				
Last Year Avg Sold Prices	\$ 133,516 / \$ 166,500	\$ 197,901 / \$ 181,050	\$ 290,316 / \$ 450,000	\$ 163,133				
Average Sold % Change	26.67 % / N/A	19.33 % / 26.89 %	16.79 % / 66.44 %	22.19 %				
Last Year Units Sold	11 / 2	60 / 12	55 / 1	3				

	2003	2002	% Change	
<b>Total Sold Dollar Volume:</b>	\$ 40,190,450	\$ 32,755,122	22.70 %	<b>Total Number of NEW listings taken for the month: 120</b> <b>Total # of Listings that are New Construction</b> <b>Active Listings:</b> 69 <b>Sold Listings:</b> 38  <b>Total Number of Properties marked Contract for the month: 85</b> <b>Total Number of Properties marked Contingent for the month: 24</b>  <b>Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 109</b>
<b>Average Sold Price:</b>	\$ 287,075	\$ 227,466	26.21 %	
<b>Median Sold Price:</b>	\$ 264,500	\$ 195,500	35.29 %	
<b>Total Units Sold:</b>	140	144	-2.78 %	
<b>Detach/Attach Average Sold:</b>	\$ 288,646 / \$ 294,647	\$ 232,620 / \$ 197,040	24.08 % / 49.54 %	
<b>Average Days on Market:</b>	57	70	-18.57 %	
<b>Average List Price for Sold:</b>	\$ 294,812	\$ 230,293	28.02 %	
<b>Avg Sale Price as a percentage of Avg List Price:</b>	97.38 %	98.77 %		

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

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