

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

Charles County, MD

From: 04/01/2004 to 04/30/2004

Statistics generated on: 05/07/2004

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	1	1 -30 Days	170
\$30,000-\$39,000	0 / 1	0 / 0	0 / 0	0	0 / 0	0	31-61 Days	19
\$40,000-\$49,999	0 / 0	0 / 0	0 / 0	0	0 / 0	2	61 - 91 Days	6
\$50,000-\$59,999	0 / 0	0 / 0	0 / 0	1	0 / 0	0	91-120 Days	5
\$60,000-\$69,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	Over 120 Days	15
\$70,000-\$79,999	0 / 0	0 / 0	0 / 0	1	0 / 0	1	Total	215
\$80,000-\$89,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0		
\$90,000- \$99,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	Type of Financing of Units Sold (No. of Units)	
\$100,000-\$119,999	0 / 1	1 / 3	0 / 0	0	0 / 2	0	Conventional	152
\$120,000-\$139,999	0 / 0	3 / 11	0 / 0	1	1 / 8	0	FHA	20
\$140,000-\$159,999	1 / 0	0 / 8	1 / 0	0	6 / 4	0	VA	11
\$160,000-\$179,999	1 / 0	3 / 14	0 / 0	0	3 / 4	0	Assumption	0
\$180,000-\$199,999	0 / 1	5 / 11	2 / 1	0	5 / 7	0	Cash	7
\$200,000-\$249,999	1 / 0	18 / 7	5 / 8	0	35 / 18	0	Owner Finance	0
\$250,000-\$299,999	0 / 0	16 / 3	33 / 1	0	51 / 3	0	All Other	11
\$300,000-\$399,999	0 / 0	9 / 0	29 / 0	0	54 / 0	0	Unreported	14
\$400,000-\$499,999	0 / 0	1 / 0	8 / 0	0	36 / 0	0	Total	215
Over \$500,000	0 / 0	2 / 0	3 / 0	0	34 / 0	0		
Totals	3 / 3	58 / 57	81 / 10	3	271	4		
Detach/Attach Totals	142 / 70				225 / 46			
Grand Totals	215				275			
Average Sold Prices	\$ 190,372 / \$ 110,167	\$ 258,492 / \$ 171,513	\$ 319,816 / \$ 220,580	\$ 84,000				
Last Year Avg Sold Prices	\$ 142,225 / \$ 108,950	\$ 193,286 / \$ 127,191	\$ 268,618 / \$ 175,443	\$ 81,880				
Average Sold % Change	33.85 % / 1.12 %	33.74 % / 34.85 %	19.06 % / 25.73 %	2.59 %				
Last Year Units Sold	4 / 3	51 / 54	89 / 7	5				

	<u>2004</u>	<u>2003</u>	<u>% Change</u>	
Total Sold Dollar Volume:	\$ 54,033,266	\$ 43,166,174	25.18 %	Total Number of NEW listings taken for the month: 307
Average Sold Price:	\$ 251,318	\$ 202,658	24.01 %	
Median Sold Price:	\$ 245,900	\$ 190,000	29.42 %	Total # of Listings that are New Construction
Total Units Sold:	215	213	0.94 %	Active Listings: 43
Detach/Attach Average Sold:	\$ 292,033 / \$ 175,894	\$ 238,427 / \$ 131,613	22.48 % / 33.64 %	Sold Listings: 14
Average Days on Market:	29	49	-40.82 %	Total Number of Properties marked Contract for the month: 209
Average List Price for Sold:	\$ 253,350	\$ 204,101	24.13 %	Total Number of Properties marked Contingent for the month: 56
Avg Sale Price as a percentage of Avg List Price:	99.20 %	99.29 %		Total Number of NEW pendings
				(CONTRACTS + CONTINGENTS): 265