

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

Charles County, MD

From: 05/01/2004 to 05/31/2004

Statistics generated on: 06/07/2004

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	1 / 0	0 / 0	0 / 0	0	0 / 0	1	1 -30 Days	185
\$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	1	61 - 91 Days	9
\$50,000-\$59,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	91-120 Days	6
\$60,000-\$69,999	0 / 0	0 / 0	0 / 0	0	1 / 0	0	Over 120 Days	19
\$70,000-\$79,999	0 / 0	0 / 0	0 / 0	0	0 / 0	1	Total	249
\$80,000-\$89,999	0 / 0	0 / 0	0 / 0	1	0 / 1	1		
\$90,000- \$99,999	0 / 0	0 / 1	0 / 0	0	0 / 0	1		
\$100,000-\$119,999	0 / 1	0 / 3	0 / 0	0	0 / 4	0	Type of Financing of Units Sold (No. of Units)	
\$120,000-\$139,999	1 / 2	3 / 11	0 / 2	0	0 / 6	0	Conventional	169
\$140,000-\$159,999	0 / 1	1 / 14	1 / 0	0	3 / 6	0	FHA	14
\$160,000-\$179,999	0 / 0	1 / 6	1 / 0	0	0 / 5	0	VA	19
\$180,000-\$199,999	2 / 1	6 / 7	1 / 3	0	7 / 6	0	Assumption	0
\$200,000-\$249,999	0 / 0	25 / 12	17 / 13	0	31 / 12	0	Cash	4
\$250,000-\$299,999	0 / 0	21 / 3	25 / 1	0	42 / 6	0	Owner Finance	0
\$300,000-\$399,999	0 / 0	8 / 0	37 / 0	1	79 / 1	0	All Other	5
\$400,000-\$499,999	0 / 0	1 / 0	9 / 0	0	36 / 0	0	Unreported	38
Over \$500,000	0 / 0	2 / 0	3 / 0	0	41 / 0	0	Total	249
Totals	4 / 5	68 / 57	94 / 19	2	287	5		
Detach/Attach Totals	166 / 81				240 / 47			
Grand Totals	249				292			
Average Sold Prices	\$ 132,225 / \$ 143,180	\$ 261,977 / \$ 169,873	\$ 313,302 / \$ 207,517	\$ 202,450				
Last Year Avg Sold Prices	\$ 127,120 / \$ 120,833	\$ 199,068 / \$ 135,326	\$ 275,699 / \$ 169,769	\$ 77,000				
Average Sold % Change	4.02 % / 18.49 %	31.60 % / 25.53 %	13.64 % / 22.23 %	162.92 %				
Last Year Units Sold	10 / 9	70 / 59	100 / 8	1				

	<u>2004</u>	<u>2003</u>	<u>% Change</u>							
Total Sold Dollar Volume:	\$ 62,540,094	\$ 53,282,781	17.37 %	Total Number of NEW listings taken for the month: 332 <table border="1"> <tr> <td colspan="2">Total # of Listings that are New Construction</td> </tr> <tr> <td>Active Listings:</td> <td>35</td> </tr> <tr> <td>Sold Listings:</td> <td>12</td> </tr> </table>	Total # of Listings that are New Construction		Active Listings:	35	Sold Listings:	12
Total # of Listings that are New Construction										
Active Listings:	35									
Sold Listings:	12									
Average Sold Price:	\$ 251,165	\$ 207,326	21.14 %							
Median Sold Price:	\$ 237,000	\$ 185,000	28.11 %							
Total Units Sold:	249	257	-3.11 %	Total Number of Properties marked Contract for the month: 232 Total Number of Properties marked Contingent for the month: 65 Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 297						
Detach/Attach Average Sold:	\$ 287,914 / \$ 177,056	\$ 237,644 / \$ 137,235	21.15 % / 29.02 %							
Average Days on Market:	33	30	10.00 %							
Average List Price for Solds:	\$ 251,918	\$ 209,222	20.41 %							
Avg Sale Price as a percentage of Avg List Price:	99.70 %	99.09 %								

Source: Metropolitan Regional Information Systems, Inc. - MLS Resale Data
 Copyright 2004 - Information deemed reliable, but is not guaranteed.