

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

Charles County, MD

From: 12/01/2004 to 12/31/2004

Statistics generated on: 01/07/2005

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 / 1	0	1 -30 Days	170
\$30,000-\$39,000	0 / 0	0 / 0	0 / 0	0	1 / 0	0	31-61 Days	39
\$40,000-\$49,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	61 - 91 Days	20
\$50,000-\$59,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	91-120 Days	8
\$60,000-\$69,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	Over 120 Days	11
\$70,000-\$79,999	0 / 0	0 / 0	0 / 0	1	0 / 0	2	Total	248
\$80,000-\$89,999	0 / 0	0 / 0	0 / 0	0	0 / 0	1		
\$90,000- \$99,999	0 / 0	0 / 0	0 / 0	0	0 / 0	1		
\$100,000-\$119,999	0 / 0	0 / 1	0 / 0	0	0 / 0	0	Type of Financing of Units Sold (No. of Units)	
\$120,000-\$139,999	0 / 0	1 / 5	0 / 0	1	0 / 1	1	Conventional	213
\$140,000-\$159,999	0 / 1	0 / 12	0 / 0	0	1 / 3	0	FHA	8
\$160,000-\$179,999	1 / 0	1 / 5	0 / 0	0	1 / 6	0	VA	2
\$180,000-\$199,999	1 / 1	1 / 7	1 / 0	1	2 / 4	0	Assumption	0
\$200,000-\$249,999	1 / 0	15 / 7	13 / 10	0	21 / 4	0	Cash	7
\$250,000-\$299,999	1 / 0	19 / 12	20 / 1	0	41 / 6	0	Owner Finance	0
\$300,000-\$399,999	1 / 0	20 / 0	51 / 0	1	70 / 2	0	All Other	2
\$400,000-\$499,999	0 / 0	4 / 0	19 / 0	0	54 / 0	0	Unreported	16
Over \$500,000	0 / 0	1 / 0	11 / 0	0	70 / 0	0	Total	248
Totals	5 / 2	62 / 49	115 / 11	4	288	5		
Detach/Attach Totals	182 / 62				261 / 27			
Grand Totals	248				293			
Average Sold Prices	\$ 243,049 / \$ 164,995	\$ 291,698 / \$ 192,370	\$ 375,323 / \$ 235,400	\$ 192,450				
Last Year Avg Sold Prices	\$ 142,580 / \$ 140,738	\$ 235,684 / \$ 154,924	\$ 308,565 / \$ 207,269	\$ 72,200				
Average Sold % Change	70.47 % / 17.24 %	23.77 % / 24.17 %	21.63 % / 13.57 %	166.55 %				
Last Year Units Sold	5 / 4	62 / 42	88 / 16	2				

	<u>2004</u>	<u>2003</u>	<u>% Change</u>	
Total Sold Dollar Volume:	\$ 75,578,006	\$ 53,009,473	42.57 %	Total Number of NEW listings taken for the month: 171
Average Sold Price:	\$ 304,750	\$ 242,052	25.90 %	
Median Sold Price:	\$ 283,000	\$ 220,000	28.64 %	Total # of Listings that are New Construction
Total Units Sold:	248	219	13.24 %	
Detach/Attach Average Sold:	\$ 343,201 / \$ 199,122	\$ 274,058 / \$ 167,517	25.23 % / 18.87 %	Active Listings:
Average Days on Market:	33	28	17.86 %	60
Average List Price for Solds:	\$ 307,173	\$ 248,057	23.83 %	Sold Listings:
Avg Sale Price as a percentage of Avg List Price:	99.21 %	97.58 %		26
				Total Number of Properties marked Contract for the month: 143
				Total Number of Properties marked Contingent for the month: 31
				Total Number of NEW pendings
				(CONTRACTS + CONTINGENTS): 174

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

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