

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

Saint Marys County, MD

From: 06/01/2004 to 06/30/2004

Statistics generated on: 07/07/2004

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	0	1 -30 Days	117
\$30,000-\$39,000	0 / 0	0 / 0	0 / 0	0	1 / 0	0	31-61 Days	20
\$40,000-\$49,999	1 / 0	0 / 0	0 / 0	0	0 / 0	0	61 - 91 Days	5
\$50,000-\$59,999	0 / 0	0 / 1	0 / 0	0	1 / 0	0	91-120 Days	5
\$60,000-\$69,999	0 / 0	1 / 1	0 / 0	0	0 / 0	0	Over 120 Days	17
\$70,000-\$79,999	0 / 0	0 / 1	0 / 0	1	0 / 2	0	Total	164
\$80,000-\$89,999	1 / 1	0 / 2	0 / 0	0	0 / 1	0		
\$90,000- \$99,999	1 / 1	0 / 2	0 / 0	0	3 / 0	0		
\$100,000-\$119,999	0 / 1	4 / 2	0 / 0	0	5 / 0	0	<b>Type of Financing of Units Sold (No. of Units)</b>	
\$120,000-\$139,999	0 / 0	2 / 3	0 / 0	0	6 / 5	2	Conventional	117
\$140,000-\$159,999	0 / 0	4 / 5	0 / 0	0	5 / 0	0	FHA	5
\$160,000-\$179,999	0 / 0	6 / 0	1 / 0	0	7 / 1	0	VA	12
\$180,000-\$199,999	1 / 0	9 / 1	2 / 0	0	10 / 0	0	Assumption	0
\$200,000-\$249,999	0 / 0	21 / 0	8 / 0	0	40 / 1	0	Cash	7
\$250,000-\$299,999	2 / 0	11 / 1	16 / 0	0	46 / 1	0	Owner Finance	0
\$300,000-\$399,999	1 / 0	2 / 0	31 / 0	0	55 / 0	0	All Other	1
\$400,000-\$499,999	0 / 0	2 / 0	7 / 0	0	20 / 0	0	Unreported	22
Over \$500,000	0 / 0	1 / 0	6 / 0	0	36 / 0	0	Total	164
Totals	7 / 3	63 / 19	71 / 0	1	246	2		
Detach/Attach Totals	141 / 22				235 / 11			
Grand Totals	164				248			
Average Sold Prices	\$ 189,029 / \$ 94,367	\$ 219,966 / \$ 125,399	\$ 360,783 / \$ 0	\$ 74,990				
Last Year Avg Sold Prices	\$ 179,633 / \$ 0	\$ 196,259 / \$ 118,875	\$ 255,963 / \$ 189,900	\$ 39,000				
Average Sold % Change	5.23 % / N/A	12.08 % / 5.49 %	40.95 % / N/A	92.28 %				
Last Year Units Sold	6 / 0	55 / 8	60 / 1	3				

	<u>2004</u>	<u>2003</u>	<u>% Change</u>	<b>Total Number of NEW listings taken for the month: 190</b>
<b>Total Sold Dollar Volume:</b>	\$ 43,537,275	\$ 28,487,739	52.83 %	<b>Total # of Listings that are New Construction</b>
<b>Average Sold Price:</b>	\$ 265,471	\$ 214,194	23.94 %	
<b>Median Sold Price:</b>	\$ 240,493	\$ 199,786	20.38 %	<b>Active Listings:</b> 73
<b>Total Units Sold:</b>	164	133	23.31 %	<b>Sold Listings:</b> 29
<b>Detach/Attach Average Sold:</b>	\$ 289,338 / \$ 121,167	\$ 225,040 / \$ 126,767	28.57 % / -4.42 %	<b>Total Number of Properties marked Contract for the month: 124</b>
<b>Average Days on Market:</b>	44	49	-10.20 %	<b>Total Number of Properties marked Contingent for the month: 32</b>
<b>Average List Price for Solds:</b>	\$ 265,137	\$ 215,991	22.75 %	<b>Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 156</b>
<b>Avg Sale Price as a percentage of Avg List Price:</b>	100.13 %	99.17 %		