

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

Calvert 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	1 / 0	1	1 -30 Days	99
\$30,000-\$39,000	0 / 0	0 / 0	0 / 0	0	0 / 0	0	31-61 Days	7
\$40,000-\$49,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	61 - 91 Days	7
\$50,000-\$59,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	91-120 Days	4
\$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	0	0 / 0	0	Total	132
\$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		
\$100,000-\$119,999	1 / 0	0 / 0	0 / 0	0	1 / 0	0	<b>Type of Financing of Units Sold (No. of Units)</b>	
\$120,000-\$139,999	1 / 0	4 / 1	0 / 0	0	2 / 0	0	Conventional	96
\$140,000-\$159,999	0 / 0	7 / 0	2 / 0	0	9 / 0	0	FHA	16
\$160,000-\$179,999	1 / 0	3 / 1	3 / 0	0	16 / 0	0	VA	5
\$180,000-\$199,999	0 / 0	10 / 1	3 / 0	0	25 / 4	0	Assumption	0
\$200,000-\$249,999	0 / 1	13 / 3	18 / 0	0	48 / 8	7	Cash	7
\$250,000-\$299,999	1 / 0	3 / 0	8 / 0	0	33 / 3	1	Owner Finance	0
\$300,000-\$399,999	1 / 0	5 / 0	14 / 0	0	50 / 0	3	All Other	5
\$400,000-\$499,999	0 / 0	4 / 0	13 / 0	0	52 / 1	2	Unreported	3
Over \$500,000	0 / 0	1 / 0	9 / 0	0	67 / 2	0	Total	132
Totals	5 / 1	50 / 6	70 / 0	0	322	14		
Detach/Attach Totals	125 / 7				304 / 18			
Grand Totals	132				336			
Average Sold Prices	\$ 196,360 / \$ 215,000	\$ 238,234 / \$ 196,150	\$ 348,487 / \$ 0	\$ 0				
Last Year Avg Sold Prices	\$ 175,719 / \$ 199,500	\$ 204,873 / \$ 246,332	\$ 314,445 / \$ 176,667	\$ 205,000				
Average Sold % Change	11.75 % / 7.77 %	16.28 % / -20.37 %	10.83 % / N/A	N/A				
Last Year Units Sold	8 / 1	50 / 6	47 / 3	1				

	<u>2004</u>	<u>2003</u>	<u>% Change</u>	<b>Total Number of NEW listings taken for the month: 206</b>	
<b>Total Sold Dollar Volume:</b>	\$ 38,679,498	\$ 28,840,789	34.11 %	<b>Total # of Listings that are New Construction</b>	
<b>Average Sold Price:</b>	\$ 293,027	\$ 248,627	17.86 %	<b>Active Listings:</b>	76
<b>Median Sold Price:</b>	\$ 239,950	\$ 219,000	9.57 %	<b>Sold Listings:</b>	18
<b>Total Units Sold:</b>	132	116	13.79 %	<b>Total Number of Properties marked Contract for the month: 96</b>	
<b>Detach/Attach Average Sold:</b>	\$ 298,301 / \$ 198,843	\$ 251,698 / \$ 220,749	18.52 % / -9.92 %	<b>Total Number of Properties marked Contingent for the month: 55</b>	
<b>Average Days on Market:</b>	57	90	-36.67 %	<b>Total Number of NEW pendings</b>	
<b>Average List Price for Sold:</b>	\$ 298,484	\$ 252,601	18.16 %	<b>(CONTRACTS + CONTINGENTS): 151</b>	
<b>Avg Sale Price as a percentage of Avg List Price:</b>	98.17 %	98.43 %			