

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

Calvert County, MD From: 10/01/2004 to 10/31/2004

Statistics generated on: 11/08/2004

| 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 | 74 |
| \$30,000-\$39,000 | 0 / 0 | 0 / 0 | 0 / 0 | 0 | 0 / 0 | 0 | 31-61 Days | 27 |
| \$40,000-\$49,999 | 0 / 0 | 0 / 0 | 1 / 0 | 0 | 0 / 0 | 0 | 61 - 91 Days | 8 |
| \$50,000-\$59,999 | 0 / 0 | 0 / 0 | 0 / 0 | 0 | 0 / 0 | 0 | 91-120 Days | 9 |
| \$60,000-\$69,999 | 0 / 0 | 0 / 0 | 0 / 0 | 0 | 0 / 0 | 0 | Over 120 Days | 14 |
| \$70,000-\$79,999 | 0 / 0 | 0 / 0 | 0 / 0 | 0 | 1 / 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 | 2 / 0 | 0 / 0 | 0 / 0 | 0 | 1 / 0 | 0 | Type of Financing of Units Sold (No. of Units) | |
| \$120,000-\$139,999 | 1 / 0 | 1 / 0 | 0 / 0 | 0 | 1 / 0 | 0 | Conventional | 99 |
| \$140,000-\$159,999 | 1 / 0 | 0 / 0 | 0 / 0 | 0 | 4 / 0 | 0 | FHA | 5 |
| \$160,000-\$179,999 | 1 / 0 | 5 / 0 | 0 / 0 | 0 | 5 / 0 | 0 | VA | 6 |
| \$180,000-\$199,999 | 3 / 1 | 7 / 0 | 2 / 0 | 0 | 10 / 0 | 0 | Assumption | 0 |
| \$200,000-\$249,999 | 0 / 0 | 18 / 2 | 6 / 1 | 0 | 41 / 2 | 3 | Cash | 5 |
| \$250,000-\$299,999 | 0 / 1 | 9 / 5 | 9 / 0 | 4 | 33 / 6 | 1 | Owner Finance | 0 |
| \$300,000-\$399,999 | 0 / 0 | 8 / 3 | 13 / 0 | 0 | 66 / 10 | 8 | All Other | 3 |
| \$400,000-\$499,999 | 0 / 0 | 5 / 0 | 7 / 0 | 0 | 54 / 6 | 2 | Unreported | 14 |
| Over \$500,000 | 0 / 0 | 5 / 0 | 11 / 0 | 0 | 112 / 2 | 0 | Total | 132 |
| Totals | 8 / 2 | 58 / 10 | 49 / 1 | 4 | 354 | 14 | | |
| Detach/Attach Totals | 115 / 13 | | | | 328 / 26 | | | |
| Grand Totals | 132 | | | | 368 | | | |
| Average Sold Prices | \$ 153,925 / \$ 240,000 | \$ 300,154 / \$ 286,870 | \$ 379,394 / \$ 220,000 | \$ 263,750 | | | | |
| Last Year Avg Sold Prices | \$ 149,976 / \$ 175,000 | \$ 228,345 / \$ 307,700 | \$ 344,881 / \$ 220,967 | \$ 195,000 | | | | |
| Average Sold % Change | 2.63 % / 37.14 % | 31.45 % / -6.77 % | 10.01 % / -0.44 % | 35.26 % | | | | |
| Last Year Units Sold | 8 / 1 | 50 / 4 | 44 / 3 | 1 | | | | |

| | <u>2004</u> | <u>2003</u> | <u>% Change</u> | |
|--|-------------------------|-------------------------|------------------|---|
| Total Sold Dollar Volume: | \$ 41,854,368 | \$ 30,055,529 | 39.26 % | Total Number of NEW listings taken for the month: 168 |
| Average Sold Price: | \$ 317,079 | \$ 270,771 | 17.10 % | |
| Median Sold Price: | \$ 275,000 | \$ 240,000 | 14.58 % | Total # of Listings that are New Construction |
| Total Units Sold: | 132 | 111 | 18.92 % | |
| Detach/Attach Average Sold: | \$ 323,745 / \$ 274,515 | \$ 272,469 / \$ 258,588 | 18.82 % / 6.16 % | Active Listings: |
| Average Days on Market: | 49 | 69 | -28.99 % | 95 |
| Average List Price for Sold: | \$ 324,690 | \$ 275,276 | 17.95 % | Sold Listings: |
| Avg Sale Price as a percentage of Avg List Price: | 97.66 % | 98.36 % | | 24 |
| | | | | Total Number of Properties marked Contract for the month: 96 |
| | | | | Total Number of Properties marked Contingent for the month: 42 |
| | | | | Total Number of NEW pendings |
| | | | | (CONTRACTS + CONTINGENTS): 138 |

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

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