

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

Calvert County, MD

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

Statistics generated on: 02/09/2004

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	38
\$30,000-\$39,000	0 / 0	0 / 0	0 / 0	0	0 / 0	1	31-61 Days	20
\$40,000-\$49,999	0 / 0	0 / 0	0 / 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	7
\$60,000-\$69,999	0 / 0	0 / 0	0 / 0	0	1 / 0	0	Over 120 Days	8
\$70,000-\$79,999	0 / 0	0 / 0	0 / 0	0	0 / 0	0	Total	81
\$80,000-\$89,999	1 / 0	0 / 0	0 / 0	0	1 / 0	0		
\$90,000- \$99,999	0 / 0	0 / 0	0 / 0	0	1 / 0	0		
\$100,000-\$119,999	2 / 0	1 / 0	0 / 0	0	0 / 0	0	Type of Financing of Units Sold (No. of Units)	
\$120,000-\$139,999	1 / 0	5 / 0	0 / 0	0	8 / 1	0	Conventional	50
\$140,000-\$159,999	3 / 0	2 / 0	0 / 0	0	24 / 0	0	FHA	8
\$160,000-\$179,999	0 / 1	2 / 0	3 / 0	0	11 / 0	0	VA	3
\$180,000-\$199,999	1 / 0	5 / 0	3 / 0	0	21 / 2	1	Assumption	0
\$200,000-\$249,999	0 / 0	12 / 2	6 / 0	0	23 / 3	4	Cash	7
\$250,000-\$299,999	0 / 0	2 / 0	2 / 0	0	22 / 1	1	Owner Finance	0
\$300,000-\$399,999	1 / 0	4 / 0	8 / 0	0	45 / 2	0	All Other	3
\$400,000-\$499,999	0 / 0	1 / 0	5 / 0	0	36 / 0	0	Unreported	10
Over \$500,000	0 / 0	1 / 0	7 / 0	0	59 / 1	0	Total	81
Totals	9 / 1	35 / 2	34 / 0	0	262	7		
Detach/Attach Totals	78 / 3				252 / 10			
Grand Totals	81				269			
Average Sold Prices	\$ 154,789 / \$ 175,000	\$ 235,879 / \$ 224,500	\$ 378,233 / \$ 0	\$ 0				
Last Year Avg Sold Prices	\$ 145,933 / \$ 152,900	\$ 209,733 / \$ 169,667	\$ 293,324 / \$ 287,975	\$ 198,450				
Average Sold % Change	6.07 % / 14.45 %	12.47 % / 32.32 %	28.95 % / N/A	N/A				
Last Year Units Sold	3 / 3	49 / 3	52 / 4	2				

	<u>2004</u>	<u>2003</u>	<u>% Change</u>	Total Number of NEW listings taken for the month: 153	
Total Sold Dollar Volume:	\$ 23,132,793	\$ 28,484,085	-18.79 %	Total # of Listings that are New Construction	
Average Sold Price:	\$ 285,590	\$ 245,552	16.31 %	Active Listings:	71
Median Sold Price:	\$ 217,000	\$ 209,000	3.83 %	Sold Listings:	17
Total Units Sold:	81	116	-30.17 %	Total Number of Properties marked Contract for the month: 91	
Detach/Attach Average Sold:	\$ 288,574 / \$ 208,000	\$ 249,688 / \$ 211,960	15.57 % / -1.87 %	Total Number of Properties marked Contingent for the month: 37	
Average Days on Market:	67	119	-43.70 %	Total Number of NEW pendings	
Average List Price for Solds:	\$ 288,482	\$ 251,795	14.57 %	(CONTRACTS + CONTINGENTS): 128	
Avg Sale Price as a percentage of Avg List Price:	99.00 %	97.52 %			

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

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