

Metropolitan Regional Information Systems, Inc. Real Estate Trend Indicator - Detached/Attached Report - <\$100K to >\$5M Format

Charles County, MD

From: 02/01/2008 to 02/29/2008

Statistics generated on: 03/06/2008

| 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 \$100,000 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 3 | 1 -30 Days | 16 | |
| \$100,000 - 149,999 | 0 0 | 0 0 | 0 0 | 0 | 2 2 | 10 | 31-60 Days | 9 | |
| \$150,000 - 199,999 | 0 0 | 2 2 | 1 0 | 0 | 12 18 | 1 | 61 - 90 Days | 7 | |
| \$200,000 - 249,999 | 0 1 | 1 13 | 4 0 | 0 | 38 98 | 8 | 91-120 Days | 5 | |
| \$250,000 - 299,999 | 0 1 | 8 5 | 3 1 | 0 | 137 85 | 13 | Over 120 Days | 40 | |
| \$300,000 - 349,999 | 0 0 | 3 2 | 9 1 | 0 | 194 49 | 2 | Total | 77 | |
| \$350,000 - 399,999 | 0 0 | 1 0 | 9 0 | 0 | 224 13 | 1 | Type of Financing of Units Sold (No. of Units) | | |
| \$400,000 - 449,999 | 0 0 | 0 0 | 6 0 | 0 | 161 2 | 0 | Conventional | 34 | |
| \$450,000 - 499,999 | 0 0 | 0 0 | 1 0 | 0 | 172 1 | 0 | FHA | 23 | |
| \$500,000 - 599,999 | 0 0 | 1 0 | 1 0 | 0 | 162 0 | 0 | VA | 7 | |
| \$600,000 - 699,999 | 0 0 | 0 0 | 1 0 | 0 | 52 0 | 0 | Assumption | 10 | |
| \$700,000 - 799,999 | 0 0 | 0 0 | 0 0 | 0 | 39 0 | 0 | Cash | 0 | |
| \$800,000 - 899,999 | 0 0 | 0 0 | 0 0 | 0 | 19 0 | 0 | Owner Finance | 0 | |
| \$900,000 - 999,999 | 0 0 | 0 0 | 0 0 | 0 | 9 0 | 0 | All Other | 3 | |
| \$1,000,000 - 2,499,999 | 0 0 | 0 0 | 0 0 | 0 | 19 0 | 0 | Unreported | 0 | |
| \$2,500,000 - 4,999,999 | 0 0 | 0 0 | 0 0 | 0 | 2 0 | 0 | Total | 77 | |
| \$5,000,000 & Over | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 0 | | | |
| Totals | 0 2 | 16 22 | 35 2 | 0 | 1510 | 38 | | | |
| Detach/Attach Totals | 51 26 | | | | 1242 268 | | | | |
| Grand Totals | 77 | | | | 1548 | | | | |
| Average Sold Prices | \$ 0 \$ 247,500 | \$ 295,512 \$ 240,503 | \$ 358,801 \$ 297,450 | \$ 0 | | | | | |
| Last Year Avg Sold Prices | \$ 396,000 \$ 242,440 | \$ 336,159 \$ 276,641 | \$ 465,190 \$ 313,023 | \$ 316,560 | | | | | |
| Average Sold % Change | N/A 2.09 % | - 12.09 % - 13.06 % | - 22.87 % - 4.98 % | N/A | | | | | |
| Last Year Units Sold | 2 5 | 36 37 | 73 13 | 5 | | | | | |

| | 2008 | 2007 | % Change |
|---|-------------------------|-------------------------|-----------------------|
| Total Sold Dollar Volume: | \$ 23,667,213 | \$ 63,952,642 | - 62.99 % |
| Average Sold Price: | \$ 307,366 | \$ 373,992 | - 17.81 % |
| Median Sold Price: | \$ 295,900 | \$ 350,000 | - 15.46 % |
| Total Units Sold: | 77 | 171 | - 54.97 % |
| Detach/Attach Average Sold: | \$ 338,946 \$ 245,422 | \$ 422,096 \$ 282,131 | - 19.70 % - 13.01 % |
| Average Days on Market: | 158 | 104 | 51.92 % |
| Average List Price for Solds: | \$ 338,160 | \$ 387,244 | - 12.68 % |
| Avg Sale Price as a percentage of Avg List Price: | 90.89 % | 96.58 % | |

| | |
|---|-----|
| Total Number of NEW listings taken for the month: 362 | |
| Total # of Listings that are New Construction | |
| Active Listings: | 281 |
| Sold Listings: | 4 |
| Total Number of Properties marked Contract for the month: 98 | |
| Total Number of Properties marked Contingent for the month: 37 | |
| Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 135 | |

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

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