

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

Charles County, MD

From: 05/01/2008 to 05/31/2008

Statistics generated on: 06/06/2008

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	1	2 0	4	1 -30 Days	20	
\$100,000 - 149,999	0 1	0 0	0 0	0	5 3	14	31-60 Days	16	
\$150,000 - 199,999	0 0	2 2	0 0	0	13 29	2	61 - 90 Days	11	
\$200,000 - 249,999	0 1	2 10	1 4	0	64 117	10	91-120 Days	13	
\$250,000 - 299,999	0 0	6 5	7 0	0	173 75	9	Over 120 Days	46	
\$300,000 - 349,999	0 0	11 3	13 0	0	196 37	1	Total	106	
\$350,000 - 399,999	1 0	4 1	18 0	0	251 7	1	Type of Financing of Units Sold (No. of Units)		
\$400,000 - 449,999	0 0	1 0	8 0	0	150 3	2	Conventional	34	
\$450,000 - 499,999	0 0	0 0	1 0	0	167 0	0	FHA	37	
\$500,000 - 599,999	0 0	1 0	1 0	0	151 0	0	VA	28	
\$600,000 - 699,999	0 0	0 0	1 0	0	57 1	0	Assumption	2	
\$700,000 - 799,999	0 0	0 0	0 0	0	34 0	0	Cash	4	
\$800,000 - 899,999	0 0	0 0	0 0	0	13 0	0	Owner Finance	0	
\$900,000 - 999,999	0 0	0 0	0 0	0	10 0	0	All Other	1	
\$1,000,000 - 2,499,999	0 0	0 0	0 0	0	17 0	0	Unreported	0	
\$2,500,000 - 4,999,999	0 0	0 0	0 0	0	2 0	0	Total	106	
\$5,000,000 & Over	0 0	0 0	0 0	0	0 0	0			
Totals	1 2	27 21	50 4	1	1577	43			
Detach/Attach Totals	78 27				1305 272				
Grand Totals	106				1620				
Average Sold Prices	\$ 350,000   \$ 170,000	\$ 311,152   \$ 255,209	\$ 364,515   \$ 224,725	\$ 32,000					
Last Year Avg Sold Prices	\$ 394,500   \$ 280,000	\$ 336,379   \$ 259,797	\$ 438,439   \$ 357,660	\$ 207,272					
Average Sold % Change	- 11.28 %   - 39.29 %	- 7.50 %   - 1.77 %	- 16.86 %   - 37.17 %	- 84.56 %					
Last Year Units Sold	2 3	50 29	93 5	9					

  

	2008	2007	% Change
<b>Total Sold Dollar Volume:</b>	\$ 33,607,138	\$ 70,410,617	- 52.27 %
Average Sold Price:	\$ 317,048	\$ 368,642	- 14.00 %
Median Sold Price:	\$ 327,450	\$ 345,000	- 5.09 %
Total Units Sold:	106	191	- 44.50 %
Detach/Attach Average Sold:	\$ 345,857   \$ 244,381	\$ 402,640   \$ 274,659	- 14.10 %   - 11.02 %
Average Days on Market:	132	94	40.43 %
Average List Price for Solds:	\$ 344,640	\$ 375,667	- 8.26 %
Avg Sale Price as a percentage of Avg List Price:	91.99 %	98.13 %	

  

Total Number of NEW listings taken for the month: 308	
<b>Total # of Listings that are New Construction</b>	
Active Listings:	266
Sold Listings:	5
<b>Total Number of Properties marked Contract for the month: 83</b>	
<b>Total Number of Properties marked Contingent for the month: 36</b>	
<b>Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 119</b>	

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

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