

Metropolitan Regional Information Systems, Inc. Real Estate Trend Indicator - Detached/Attached Report - <\$30K to >\$500K

Charles County, MD

From: 10/01/2008 to 10/31/2008

Statistics generated on: 11/06/2008

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 \$30,000	0 0	0 0	0 0	0	0 0	0	1 -30 Days	17
\$30,000-\$39,000	0 0	0 0	0 0	0	0 0	1	31-60 Days	13
\$40,000-\$49,999	0 0	0 0	0 0	0	0 0	2	61 - 90 Days	13
\$50,000-\$59,999	0 0	1 0	0 0	0	0 1	0	91-120 Days	6
\$60,000-\$69,999	0 0	0 0	0 0	0	0 0	1	Over 120 Days	36
\$70,000-\$79,999	0 0	0 0	0 0	0	0 0	1	Total	85
\$80,000-\$89,999	0 0	0 0	0 0	0	0 1	2	Type of Financing of Units Sold (No. of Units)	
\$90,000- \$99,999	0 0	0 0	0 0	0	0 1	5		
\$100,000-\$119,999	0 0	0 2	0 0	0	1 0	7	Conventional	22
\$120,000-\$139,999	1 0	1 0	0 0	0	5 4	5	FHA	31
\$140,000-\$159,999	0 0	1 0	0 1	1	5 4	4	VA	14
\$160,000-\$179,999	1 0	0 3	0 0	0	9 16	0	Assumption	9
\$180,000-\$199,999	1 0	2 4	0 1	0	26 31	0	Cash	8
\$200,000-\$249,999	0 2	3 6	3 2	1	79 96	10	Owner Finance	0
\$250,000-\$299,999	0 1	7 3	3 2	0	182 64	9	All Other	1
\$300,000-\$399,999	1 0	3 1	15 0	0	408 39	7	Unreported	0
\$400,000-\$499,999	1 0	1 0	4 0	0	234 4	1	Total	85
Over \$500,000	0 0	0 0	6 0	0	205 1	2		
Totals	5 3	19 19	31 6	2	1416	57		
Detach/Attach Totals	55 28				1154	262		
Grand Totals	85				1473			
Average Sold Prices	\$ 264,760 \$ 238,267	\$ 257,343 \$ 210,300	\$ 393,543 \$ 229,983	\$ 192,000				
Last Year Avg Sold Prices	\$ 419,225 \$ 274,975	\$ 322,187 \$ 262,138	\$ 413,314 \$ 322,470	\$ 186,488				
Average Sold % Change	- 36.85 % - 13.35 %	- 20.13 % - 19.78 %	- 4.78 % - 28.68 %	2.96 %				
Last Year Units Sold	4 2	13 32	40 7	8				

	<u>2008</u>	<u>2007</u>	<u>% Change</u>	Total Number of NEW listings taken for the month: 239	
Total Sold Dollar Volume:	\$ 24,887,552	\$ 35,085,448	- 29.07 %	Total # of Listings that are New Construction	
Average Sold Price:	\$ 292,795	\$ 330,995	- 11.54 %	Active Listings:	267
Median Sold Price:	\$ 269,999	\$ 307,700	- 12.25 %	Sold Listings:	8
Total Units Sold:	85	106	- 19.81 %	Total Number of Properties marked Contract for the month: 71	
Detach/Attach Average Sold:	\$ 334,785 \$ 217,514	\$ 392,945 \$ 273,065	- 14.80 % - 20.34 %	Total Number of Properties marked Contingent for the month: 28	
Average Days on Market:	147	115	27.83 %	Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 99	
Average List Price for Solds:	\$ 317,183	\$ 357,949	- 11.39 %		
Avg Sale Price as a percentage of Avg List Price:	92.31 %	92.47 %			

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

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