

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

Saint Marys County, MD

From: 07/01/2008 to 07/31/2008

Statistics generated on: 08/07/2008

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	1   0	0   0	0	1   1	4	1 -30 Days	23
\$100,000 - 149,999	1   0	2   0	0   0	0	8   4	0	31-60 Days	12
\$150,000 - 199,999	1   0	3   0	0   0	1	35   26	11	61 - 90 Days	9
\$200,000 - 249,999	0   0	5   3	1   0	0	61   18	6	91-120 Days	8
\$250,000 - 299,999	0   0	9   0	7   0	0	165   19	2	Over 120 Days	30
\$300,000 - 349,999	0   0	6   0	10   1	1	168   9	0	Total	82
\$350,000 - 399,999	0   0	2   0	6   0	0	174   6	0	Type of Financing of Units Sold (No. of Units)	
\$400,000 - 449,999	1   0	0   0	4   0	0	66   0	0		
\$450,000 - 499,999	0   0	2   0	7   0	0	96   2	0	Conventional	39
\$500,000 - 599,999	0   0	1   0	3   0	0	64   3	1	FHA	12
\$600,000 - 699,999	0   0	0   0	1   0	0	35   0	0	VA	16
\$700,000 - 799,999	0   0	0   0	0   0	0	13   0	0	Assumption	1
\$800,000 - 899,999	0   0	0   0	1   0	0	8   0	0	Cash	7
\$900,000 - 999,999	0   0	0   0	0   0	0	11   0	0	Owner Finance	2
\$1,000,000 - 2,499,999	0   0	0   0	1   0	0	15   1	0	All Other	5
\$2,500,000 - 4,999,999	0   0	0   0	1   0	0	3   1	0	Unreported	0
\$5,000,000 & Over	0   0	0   0	0   0	0	1   0	0	Total	82
Totals	3   0	31   3	42   1	2	1014	24		
Detach/Attach Totals	76   4				924   90			
Grand Totals	82				1038			
Average Sold Prices	\$ 238,333   \$ 0	\$ 274,180   \$ 228,000	\$ 469,752   \$ 340,000	\$ 259,950				
Last Year Avg Sold Prices	\$ 186,333   \$ 190,392	\$ 328,639   \$ 212,483	\$ 404,053   \$ 0	\$ 255,188				
Average Sold % Change	27.91 %   N/A	- 16.57 %   7.30 %	16.26 %   N/A	1.87 %				
Last Year Units Sold	3   6	40   6	65   0	8				

  

	2008	2007	% Change
<b>Total Sold Dollar Volume:</b>	\$ 30,488,068	\$ 44,426,763	- 31.37 %
Average Sold Price:	\$ 371,806	\$ 347,084	7.12 %
Median Sold Price:	\$ 309,950	\$ 334,925	- 7.46 %
Total Units Sold:	82	128	- 35.94 %
Detach/Attach Average Sold:	\$ 380,844   \$ 256,000	\$ 370,074   \$ 201,438	2.91 %   27.09 %
Average Days on Market:	138	99	39.39 %
Average List Price for Solds:	\$ 406,252	\$ 363,322	11.82 %
Avg Sale Price as a percentage of Avg List Price:	91.52 %	95.53 %	

  

Total Number of NEW listings taken for the month: 204	
<b>Total # of Listings that are New Construction</b>	
Active Listings:	287
Sold Listings:	7
<b>Total Number of Properties marked Contract for the month: 72</b>	
<b>Total Number of Properties marked Contingent for the month: 22</b>	
<b>Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 94</b>	

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

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