

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

Saint Marys 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 \$30,000 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 0 | 1 - 30 Days | 14 | | |
| \$30,000-\$39,000 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 0 | 31-60 Days | 7 | | |
| \$40,000-\$49,999 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 2 | 61 - 90 Days | 11 | | |
| \$50,000-\$59,999 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 1 | 91-120 Days | 0 | | |
| \$60,000-\$69,999 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 1 | Over 120 Days | 41 | | |
| \$70,000-\$79,999 | 0 0 | 0 0 | 0 0 | 0 | 0 1 | 1 | Total | 73 | | |
| \$80,000-\$89,999 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 0 | Type of Financing of Units Sold (No. of Units) | | | |
| \$90,000- \$99,999 | 0 0 | 0 0 | 0 0 | 0 | 2 0 | 0 | Conventional | 37 | | |
| \$100,000-\$119,999 | 0 0 | 0 0 | 0 0 | 0 | 2 0 | 0 | FHA | 18 | | |
| \$120,000-\$139,999 | 0 0 | 0 0 | 0 0 | 0 | 4 3 | 1 | VA | 11 | | |
| \$140,000-\$159,999 | 1 0 | 1 0 | 0 0 | 1 | 12 2 | 1 | Assumption | 1 | | |
| \$160,000-\$179,999 | 1 0 | 1 0 | 0 0 | 2 | 22 3 | 8 | Cash | 4 | | |
| \$180,000-\$199,999 | 0 0 | 1 0 | 1 0 | 0 | 11 15 | 4 | Owner Finance | 0 | | |
| \$200,000-\$249,999 | 0 0 | 11 2 | 1 0 | 3 | 51 27 | 9 | All Other | 2 | | |
| \$250,000-\$299,999 | 0 0 | 4 1 | 3 0 | 0 | 136 22 | 1 | Unreported | 0 | | |
| \$300,000-\$399,999 | 1 0 | 5 1 | 18 0 | 0 | 347 10 | 0 | Total | 73 | | |
| \$400,000-\$499,999 | 0 0 | 1 0 | 8 0 | 0 | 156 2 | 0 | | | | |
| Over \$500,000 | 0 0 | 2 0 | 3 0 | 0 | 141 4 | 0 | | | | |
| Totals | 3 0 | 26 4 | 34 0 | 6 | 973 | 29 | | | | |
| Detach/Attach Totals | 63 4 | | | | 884 89 | | | | | |
| Grand Totals | 73 | | | | 1002 | | | | | |
| Average Sold Prices | \$ 220,000 \$ 0 | \$ 279,365 \$ 257,500 | \$ 368,660 \$ 0 | \$ 190,442 | | | | | | |
| Last Year Avg Sold Prices | \$ 245,750 \$ 198,500 | \$ 379,874 \$ 203,233 | \$ 461,228 \$ 0 | \$ 205,743 | | | | | | |
| Average Sold % Change | - 10.48 % N/A | - 26.46 % 26.70 % | - 20.07 % N/A | - 7.44 % | | | | | | |
| Last Year Units Sold | 8 5 | 33 6 | 44 0 | 7 | | | | | | |

| | 2008 | 2007 | % Change |
|--|-------------------------|-------------------------|---------------------|
| Total Sold Dollar Volume: | \$ 22,630,595 | \$ 38,447,981 | - 41.14 % |
| Average Sold Price: | \$ 310,008 | \$ 373,281 | - 16.95 % |
| Median Sold Price: | \$ 306,000 | \$ 330,000 | - 7.27 % |
| Total Units Sold: | 73 | 103 | - 29.13 % |
| Detach/Attach Average Sold: | \$ 324,729 \$ 257,500 | \$ 409,363 \$ 201,082 | - 20.67 % 28.06 % |
| Average Days on Market: | 165 | 120 | 37.50 % |
| Average List Price for Solds: | \$ 337,557 | \$ 389,443 | - 13.32 % |
| Avg Sale Price as a percentage of Avg List Price: | 91.84 % | 95.85 % | |

| Total Number of NEW listings taken for the month: 208 | |
|---|-----|
| Total # of Listings that are New Construction | |
| Active Listings: | 269 |
| Sold Listings: | 14 |
| Total Number of Properties marked Contract for the month: 95 | |
| Total Number of Properties marked Contingent for the month: 25 | |
| Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 120 | |

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

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