

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

Saint Marys 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 \$100,000	0 0	1 0	0 0	0	2 1	5	1 -30 Days	21
\$100,000 - 149,999	1 0	0 0	0 0	0	17 17	0	31-60 Days	7
\$150,000 - 199,999	1 1	1 3	0 0	1	37 23	14	61 - 90 Days	7
\$200,000 - 249,999	1 0	4 3	0 1	0	65 22	6	91-120 Days	4
\$250,000 - 299,999	0 0	10 1	3 0	0	159 21	2	Over 120 Days	25
\$300,000 - 349,999	0 0	2 1	4 0	0	154 6	0	Total	64
\$350,000 - 399,999	0 0	3 0	5 0	0	156 6	0	Type of Financing of Units Sold (No. of Units)	
\$400,000 - 449,999	0 0	2 0	6 0	0	83 0	0	Conventional	33
\$450,000 - 499,999	0 0	0 0	3 0	0	59 3	0	FHA	15
\$500,000 - 599,999	1 0	1 0	2 0	0	61 1	0	VA	9
\$600,000 - 699,999	0 0	1 0	0 0	0	24 0	0	Assumption	2
\$700,000 - 799,999	0 0	1 0	0 0	0	14 1	0	Cash	3
\$800,000 - 899,999	0 0	0 0	0 0	0	8 0	0	Owner Finance	0
\$900,000 - 999,999	0 0	0 0	0 0	0	17 1	0	All Other	2
\$1,000,000 - 2,499,999	0 0	0 0	0 0	0	4 2	0	Unreported	0
\$2,500,000 - 4,999,999	0 0	0 0	0 0	0	1 0	0	Total	64
\$5,000,000 & Over	0 0	0 0	0 0	0	973	27		
Totals	4 1	26 8	23 1	1	973	27		
Detach/Attach Totals	53 10				869 104			
Grand Totals	64				1000			
Average Sold Prices	\$ 270,375 \$ 179,000	\$ 328,361 \$ 227,423	\$ 392,271 \$ 234,900	\$ 160,000				
Last Year Avg Sold Prices	\$ 212,433 \$ 189,750	\$ 285,962 \$ 240,000	\$ 429,642 \$ 0	\$ 146,667				
Average Sold % Change	27.28 % - 5.67 %	14.83 % - 5.24 %	- 8.70 % N/A	9.09 %				
Last Year Units Sold	3 4	18 1	43 0	3				

	2008	2007	% Change	Total Number of NEW listings taken for the month: 162	
Total Sold Dollar Volume:	\$ 21,034,401	\$ 25,698,210	- 18.15 %	Total # of Listings that are New Construction	
Average Sold Price:	\$ 328,663	\$ 356,920	- 7.92 %	Active Listings:	316
Median Sold Price:	\$ 298,000	\$ 334,000	- 10.78 %	Sold Listings:	20
Total Units Sold:	64	72	- 11.11 %	Total Number of Properties marked Contract for the month: 49	
Detach/Attach Average Sold: \$ 351,719 \$ 223,328	\$ 379,050 \$ 199,800	- 7.21 % 11.78 %		Total Number of Properties marked Contingent for the month: 24	
Average Days on Market:	124	121	2.48 %	Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 73	
Average List Price for Solds:	\$ 350,132	\$ 365,558	- 4.22 %		
Avg Sale Price as a percentage of Avg List Price:	93.87 %	97.64 %			

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

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