

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

Charles County, MD

From: 02/01/2009 to 02/28/2009

Statistics generated on: 03/06/2009

| 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 | 1 | 1-30 Days | 8 |
| \$30,000-\$39,000 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 1 | 31-60 Days | 3 |
| \$40,000-\$49,999 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 1 | 61-90 Days | 9 |
| \$50,000-\$59,999 | 0 0 | 0 0 | 0 0 | 0 | 0 0 | 0 | 91-120 Days | 10 |
| \$60,000-\$69,999 | 0 0 | 0 0 | 0 0 | 0 | 1 0 | 0 | Over 120 Days | 28 |
| \$70,000-\$79,999 | 1 0 | 0 0 | 0 0 | 0 | 1 0 | 0 | Total | 58 |
| \$80,000-\$89,999 | 0 0 | 0 0 | 0 0 | 0 | 1 0 | 3 | Type of Financing of Units Sold (No. of Units) | |
| \$90,000-\$99,999 | 0 0 | 0 0 | 0 0 | 0 | 3 0 | 6 | | |
| \$100,000-\$119,999 | 0 1 | 0 1 | 0 0 | 0 | 2 0 | 4 | Conventional | 10 |
| \$120,000-\$139,999 | 0 0 | 0 1 | 1 0 | 0 | 6 11 | 10 | FHA | 24 |
| \$140,000-\$159,999 | 0 0 | 1 2 | 0 0 | 0 | 9 20 | 3 | VA | 16 |
| \$160,000-\$179,999 | 0 0 | 0 1 | 0 0 | 0 | 25 26 | 0 | Assumption | 3 |
| \$180,000-\$199,999 | 0 0 | 0 1 | 1 1 | 1 | 32 28 | 1 | Cash | 5 |
| \$200,000-\$249,999 | 0 0 | 4 1 | 4 2 | 0 | 75 86 | 10 | Owner Finance | 0 |
| \$250,000-\$299,999 | 0 0 | 4 1 | 10 0 | 0 | 167 44 | 11 | All Other | 0 |
| \$300,000-\$399,999 | 0 0 | 2 0 | 8 0 | 0 | 323 20 | 4 | Unreported | 0 |
| \$400,000-\$499,999 | 0 0 | 0 0 | 7 0 | 0 | 169 1 | 2 | Total | 58 |
| Over \$500,000 | 0 0 | 0 0 | 2 0 | 0 | 128 1 | 1 | | |
| Totals | 1 1 | 11 8 | 33 3 | 1 | 1179 | 58 | | |
| Detach/Attach Totals | 45 12 | | | | 942 237 | | | |
| Grand Totals | 58 | | | | 1237 | | | |
| Average Sold Prices | \$ 75,000 \$ 115,000 | \$ 253,927 \$ 169,800 | \$ 329,507 \$ 216,600 | \$ 182,750 | | | | |
| Last Year Avg Sold Prices | \$ 0 \$ 247,500 | \$ 295,512 \$ 240,503 | \$ 358,801 \$ 297,450 | \$ 0 | | | | |
| Average Sold % Change | N/A - 53.54 % | - 14.07 % - 29.40 % | - 8.16 % - 27.18 % | N/A | | | | |
| Last Year Units Sold | 0 2 | 16 22 | 35 2 | 0 | | | | |

| | 2009 | 2008 | % Change |
|--|-------------------------|-------------------------|----------------------|
| Total Sold Dollar Volume: | \$ 16,047,889 | \$ 23,667,213 | - 32.19 % |
| Average Sold Price: | \$ 276,688 | \$ 307,366 | - 9.98 % |
| Median Sold Price: | \$ 256,450 | \$ 295,900 | - 13.33 % |
| Total Units Sold: | 58 | 77 | - 24.68 % |
| Detach/Attach Average Sold: | \$ 305,376 \$ 176,933 | \$ 338,946 \$ 245,422 | - 9.90 % - 27.91 % |
| Average Days on Market: | 148 | 158 | - 6.33 % |
| Average List Price for Solds: | \$ 310,132 | \$ 338,160 | - 8.29 % |
| Avg Sale Price as a percentage of Avg List Price: | 89.22 % | 90.89 % | |

| | |
|---|-----|
| Total Number of NEW listings taken for the month: 249 | |
| Total # of Listings that are New Construction | |
| Active Listings: | 232 |
| Sold Listings: | 6 |
| Total Number of Properties marked Contract for the month: 70 | |
| Total Number of Properties marked Contingent for the month: 27 | |
| Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 97 | |

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

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