

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

Saint Marys 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 \$100,000	1   0	0   0	1   0	0	2   4	6	1 -30 Days	9	
\$100,000 - 149,999	1   0	0   0	0   0	0	13   15	4	31-60 Days	4	
\$150,000 - 199,999	0   0	1   0	0   0	4	30   26	11	61 - 90 Days	2	
\$200,000 - 249,999	0   1	5   0	4   0	0	60   18	4	91-120 Days	6	
\$250,000 - 299,999	0   0	6   1	4   0	0	147   10	2	Over 120 Days	27	
\$300,000 - 349,999	0   0	2   0	5   0	0	136   5	0	Total	48	
\$350,000 - 399,999	0   0	2   0	2   0	0	114   0	0			
\$400,000 - 449,999	0   0	1   0	1   0	0	69   0	0	Type of Financing of Units Sold (No. of Units)		
\$450,000 - 499,999	0   0	0   0	3   0	0	48   1	0	Conventional	21	
\$500,000 - 599,999	0   0	0   0	2   0	0	47   3	0	FHA	13	
\$600,000 - 699,999	0   0	0   0	1   0	0	24   0	0	VA	8	
\$700,000 - 799,999	0   0	0   0	0   0	0	13   1	0	Assumption	3	
\$800,000 - 899,999	0   0	0   0	0   0	0	9   0	0	Cash	3	
\$900,000 - 999,999	0   0	0   0	0   0	0	10   0	0	Owner Finance	0	
\$1,000,000 - 2,499,999	0   0	0   0	0   0	0	11   2	0	All Other	0	
\$2,500,000 - 4,999,999	0   0	0   0	0   0	0	4   2	0	Unreported	0	
\$5,000,000 & Over	0   0	0   0	0   0	0	0   0	0	Total	48	
Totals	2   1	17   1	23   0	4	824	27			
Detach/Attach Totals	42   2				737   87				
Grand Totals	48				851				
Average Sold Prices	\$ 94,450   \$ 245,000	\$ 276,672   \$ 299,000	\$ 351,943   \$ 0	\$ 167,225					
Last Year Avg Sold Prices	\$ 335,000   \$ 199,900	\$ 264,912   \$ 240,201	\$ 399,096   \$ 0	\$ 249,500					
Average Sold % Change	- 71.81 %   22.56 %	4.44 %   24.48 %	- 11.81 %   N/A	- 32.98 %					
Last Year Units Sold	4   1	28   9	26   0	2					

	<u>2009</u>	<u>2008</u>	<u>% Change</u>
<b>Total Sold Dollar Volume:</b>	\$ 14,199,895	\$ 21,998,224	- 35.45 %
Average Sold Price:	\$ 295,831	\$ 314,260	- 5.86 %
Median Sold Price:	\$ 280,000	\$ 301,075	- 7.00 %
Total Units Sold:	48	70	- 31.43 %
Detach/Attach Average Sold:	\$ 309,214   \$ 272,000	\$ 329,897   \$ 236,171	- 6.27 %   15.17 %
Average Days on Market:	252	157	60.51 %
Average List Price for Solds:	\$ 330,093	\$ 346,310	- 4.68 %
Avg Sale Price as a percentage of Avg List Price:	89.62 %	90.75 %	

  

<b>Total Number of NEW listings taken for the month: 140</b>	
<b>Total # of Listings that are New Construction</b>	
Active Listings:	272
Sold Listings:	10
<b>Total Number of Properties marked Contract for the month: 53</b>	
<b>Total Number of Properties marked Contingent for the month: 9</b>	
<b>Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 62</b>	

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

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