

# Metropolitan Regional Information Systems, Inc. Year End Real Estate Trend Indicator - Detach/Attach - <\$100K to >\$5M Format

Washington D.C.

From: 01/01/2009 to 12/31/2009

Statistics generated on: 02/11/2010

Price Class	Residential Unit Sales Number of Bedrooms				Time on Market	
	2 Or Less Detach/Attach	3 Detach/Attach	4 or More Detach/Attach	Condo Coop and Ground Rent	of Units Sold (No. of Units)	
Under \$100,000	19   87	33   78	11   23	55	1 -30 Days	2699
\$100,000-\$149,999	8   28	14   61	10   11	61	31-60 Days	943
\$150,000-\$199,999	7   57	17   120	14   21	210	61 - 90 Days	646
\$200,000-\$249,999	1   60	37   173	14   44	323	91-120 Days	502
\$250,000-299,999	6   31	28   150	22   55	359	Over 120 Days	1648
\$300,000-\$349,999	4   28	34   98	30   53	383	Total	6438
\$350,000-\$399,999	5   36	20   110	29   54	420		
\$400,000-\$449,999	1   26	14   70	24   38	252	Type of Financing of Units Sold (No. of Units)	
\$450,000-\$499,999	0   36	14   48	15   27	210	Conventional	3266
\$500,000-\$599,999	6   66	19   91	26   69	291	FHA	1734
\$600,000-\$699,999	10   49	35   92	32   58	150	VA	166
\$700,000-\$799,999	1   21	57   71	57   54	70	Assumption	118
\$800,000-\$899,999	2   11	23   41	44   44	51	Cash	1001
\$900,000-\$999,999	0   6	11   21	37   35	28	Owner Finance	11
\$1,000,000-\$2,499,999	3   11	13   46	165   87	62	All Other	142
\$2,500,000-\$4,999,999	1   0	0   0	22   7	5	Unreported	- 1
\$5,000,000 & Over	0   0	0   0	6   1	2	Total	6437
Totals	74   553	369   1270	558   681	2932		
Detach/Attach Totals					1001   2504	
Grand Totals	6437					
Average Sold Prices	\$ 360,225   \$ 367,867	\$ 479,950   \$ 405,614	\$ 988,161   \$ 657,266	\$ 409,427		
Last Year Avg Sold Prices	\$ 441,767   \$ 423,383	\$ 587,860   \$ 475,912	\$ 1,217,262   \$ 769,370	\$ 411,094		
Average Sold % Change	- 18.46 %   - 13.11 %	- 18.36 %   - 14.77 %	- 18.82 %   - 14.57 %	- 0.41 %		
Last Year Units Sold	67   415	317   1010	470   579	2705		

	<u>2009</u>	<u>2008</u>	<u>% Change</u>					
<b>Total Sold Dollar Volume:</b>	\$ 3,122,150,501	\$ 3,001,913,863	4.01 %	<table border="1"> <tr> <td colspan="2" style="text-align: center;"><b>Total # of Listings that are New Construction</b></td> </tr> <tr> <td><b>Sold Listings:</b></td> <td style="text-align: center;">705</td> </tr> </table>	<b>Total # of Listings that are New Construction</b>		<b>Sold Listings:</b>	705
<b>Total # of Listings that are New Construction</b>								
<b>Sold Listings:</b>	705							
<b>Average Sold Price:</b>	\$ 484,957	\$ 539,621	- 10.13 %					
<b>Median Sold Price:</b>	\$ 375,000	\$ 399,990	- 6.25 %					
<b>Total Units Sold:</b>	6,437	5,563	15.71 %					
<b>Detach/Attach Average Sold:</b>	\$ 754,398 / \$ 465,718	\$ 922,791 / \$ 549,821	- 18.25 %   - 15.30 %					
<b>Average Days on Market:</b>	90	80	12.50 %					
<b>Average List Price for Sold:</b>	\$ 526,833	\$ 578,612	- 8.95 %					
<b>Avg Sale Price as a percentage of Avg List Price:</b>	92.05 %	93.26 %						

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

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