

Residential Real Estate Indicators - Anne Arundel County and Annapolis
February 2010

Home Price Indexes	Dec-09	Nov-09	% Change	Dec-08	% Change
S&P/Case-Shiller - Washington DC Metro	178.8	179.2	-0.2%	175.6	1.9%
Baltimore Metro	170.1	168.5	0.9%	182.9	-7.0%
Anne Arundel County	174.9	170.7	2.5%	183.8	-4.8%
Annapolis	174.6	172.3	1.4%	184.3	-5.2%

Anne Arundel County	Feb-10	Jan-10	% Change	Feb-09	% Change
Total Volume	\$88,347,840	\$82,430,795	7.2%	\$84,951,536	4.0%
Units Sold	247	218	13.3%	233	6.0%
Pending Sales	408	397	2.8%	399	2.3%
New Listings	575	752	-23.5%	802	-28.3%
Active Listings	3,420	3,440	-0.6%	3,909	-12.5%
Months of Inventory ("MOI")	13.8	15.8	-12.3%	16.8	-17.5%
Days On Market	131	126	4.0%	144	-9.0%
Average Sold Price ("ASP")	\$357,684	\$378,123	-5.4%	\$364,599	-1.9%
Average List Price ("ALP")	\$407,270	\$427,628	-4.8%	\$412,451	-1.3%
ALP to ASP Ratio	87.82%	88.42%	-0.7%	88.40%	-0.6%

Annapolis	Feb-10	Jan-10	% Change	Feb-09	% Change
Total Volume	\$27,472,579	\$20,500,866	34.0%	\$20,458,400	34.3%
Units Sold	59	43	37.2%	37	59.5%
Pending Sales	83	76	9.2%	117	-29.1%
New Listings	118	163	-27.6%	180	-34.4%
Active Listings	703	700	0.4%	842	-16.5%
Months of Inventory ("MOI")	11.9	16.3	-26.8%	22.8	-47.6%
Days On Market	182	125	45.6%	174	4.7%
Average Sold Price ("ASP")	\$504,323	\$476,764	5.8%	\$552,930	-8.8%
Average List Price ("ALP")	\$465,637	\$514,920	-9.6%	\$582,955	-20.1%
ALP to ASP Ratio	108.31%	92.59%	17.0%	94.85%	14.2%

\$0-499K Price Range	Feb-10	Jan-10	% Change	Feb-09	% Change
Total Volume	\$53,869,890	\$44,692,996	20.5%	\$43,130,477	24.9%
Units Sold	201	164	22.6%	149	34.9%
Pending Sales	399	339	17.7%	534	-25.3%
New Listings	468	603	-22.4%	594	-21.2%
Active Listings	2,146	2,158	-0.6%	2,430	-11.7%
Months of Inventory ("MOI")	10.7	13.2	-18.9%	16.3	-34.5%
Days On Market	118.0	108.0	9.3%	166.1	-29.0%
Average Sold Price ("ASP")	\$268,009	\$272,518	-1.7%	\$289,466	-7.4%
Average List Price ("ALP") for Solds	\$276,330	\$282,399	-2.1%	\$298,938	-7.6%
ALP to ASP Ratio	96.99%	96.50%	0.5%	96.83%	0.2%

\$500K to \$999K Price Range	Feb-10	Jan-10	% Change	Feb-09	% Change
Total Volume	\$19,422,300	\$20,650,850	-5.9%	\$16,658,877	16.6%
Units Sold	31	32	-3.1%	28	10.7%
Pending Sales	52	53	-1.9%	94	-44.7%
New Listings	82	119	-31.1%	171	-52.0%
Active Listings	689	698	-1.3%	878	-21.5%
Months of Inventory ("MOI")	22.2	21.8	1.9%	31.4	-29.1%
Days On Market	172.0	196.0	-12.2%	140.2	22.7%
Average Sold Price ("ASP")	\$626,526	\$645,339	-2.9%	\$594,960	5.3%
Average List Price ("ALP") for Solds	\$661,630	\$695,930	-4.9%	\$633,607	4.4%
ALP to ASP Ratio	94.69%	92.73%	2.1%	93.90%	0.8%

\$1M-Plus Price Range	Feb-10	Jan-10	% Change	Feb-09	% Change
Total Volume	\$11,424,900	\$13,033,000	-12.3%	\$8,498,336	34.4%
Units Sold	7	10	-30.0%	4	75.0%
Pending Sales	12	14	-14.3%	22	-45.5%
New Listings	26	33	-21.2%	37	-29.7%
Active Listings	253	256	-1.2%	329	-23.1%
Months of Inventory ("MOI")	36.1	25.6	41.2%	82.3	-56.1%
Days On Market	295.0	197.0	49.7%	79.3	272.0%
Average Sold Price ("ASP")	\$1,632,129	\$1,303,300	25.2%	\$2,124,584	-23.2%
Average List Price ("ALP") for Solds	\$1,923,429	\$1,490,700	29.0%	\$2,193,750	-12.3%
ALP to ASP Ratio	84.86%	87.43%	-2.9%	96.85%	-12.4%

SOURCES: Metropolitan Regional Information Systems, Inc., Standard & Poor's, RealtyTrac, Inc., U.S. Census Bureau, and Mortgage-X.com. Information deemed reliable but not guaranteed.