

COMMONWEALTH OF MASSACHUSETTS
BARNSTABLE COUNTY REGISTRY OF DEEDS
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JOHN F. MEADE, REGISTER OF DEEDS

REPORT OF BARNSTABLE COUNTY REAL ESTATE ACTIVITY

FOR THE MONTH OF JANUARY 2010

VOLUME & VALUE SEE INCREASE!

Barnstable County Register of Deeds, John F. Meade, reports that the **volume of real estate sales in January 2010 was up 20.8% from January 2009** volume and the **total value of sales was up 18.3%** from the previous year. The **median individual property sale value was up 6.9%** from the previous year. **There was a 23% decrease in the volume of mortgage activity from January 2009 levels.**

Year to Date: Volume of Sales is up 20.8%; Total Value of Sales is up 18.3%; Individual Sales Value is up 6.9%; Mortgage Volume is down 23%.

Register Meade reports that there were **343** deeds recorded at the Barnstable Registry of Deeds in **January 2010** with stated sales values above \$50,000.00 representing a stated value of **\$131,457,159.00** in county-wide real estate sales. Based on all property sales valued above \$50,000.00, the **median** sale price of property in Barnstable County in January was **\$294,000.00**.

There were **1,097** mortgages recorded with values above \$50,000.00 in January with a total value of **\$347,207,485.00**. The **median** mortgage amount, commercial, residential or other, was **\$235,000.00**.

By way of comparison, there were **284** deeds recorded at the Barnstable Registry of Deeds in **January 2009** with stated sales values above \$50,000.00 representing a stated value of **\$111,155,100.00** in county-wide real estate sales. Based on all property sales valued above \$50,000.00, the **median** sale price of property in Barnstable County in January was **\$275,000.00**.

There were **1,424** mortgages recorded with values above \$50,000.00 in January with a total value of **\$465,927,615.00**. The **median** mortgage amount, commercial, residential or other, was **\$248,600.00**.

**REAL ESTATE ACTIVITY THROUGH JANUARY 2010
AS COMPARED TO THE SAME PERIOD IN 2009.**

All figures are based on sales or mortgages **ABOVE \$50,000.00.**

2010 sales volume: **343**

2009 sales volume: **284**

2010 total sales value: **\$131,457,159.00**

2009 total sales value: **\$111,155,100.00**

2010 **median** sales price: **\$294,000.00**

2009 **median** sales price: **\$275,000.00**

2010 mortgage volume: **1,097**

2009 mortgage volume: **1,424**

2010 total mortgage value: **\$347,207,485.00**

2009 total mortgage value: **\$465,927,615.00**

2010 **median** mortgage amount: **\$235,000.00**

2009 **median** mortgage amount: **\$248,600.00**

**TRAILING TWELVE MONTHS MEDIAN SALES VALUE:
(Sales values above \$50,000.00)**

M/Y	Value	% Differential/prior month
Jan	2009: \$275,000.00	-5.2 %
Feb	2009: \$249,900.00	-9.1 %
Mar	2009: \$265,000.00	+6 %
Apr	2009: \$289,750.00	+9.3%
May	2009: \$294,500.00	+1.6%
June	2009: \$305,000.00	+3.6%
July	2009: \$291,000.00	-4.6%
Aug	2009: \$295,150.00	+1.4%
Sep	2009: \$296,300.00	+0.4%
Oct	2009: \$300,000.00	+1.2%
Nov	2009: \$290,000.00	-3.3%
Dec	2009: \$315,000.00	+8.6%
Jan	2010: \$294,000.00	-6.7 %

FORECLOSURE DEEDS

	MONTH	YTD
2010	60	60
2009	41	41
Chg.	+46.4%	+46.4%