

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 JUNE 2011

VOLUME & VALUE DROP!

Barnstable County Register of Deeds, John F. Meade, reports that the **volume of real estate sales in June 2011 was down 19.2% from June 2010** volume and the **total value of sales was down 31.3%** from the previous year. The **median individual property sale value was down 12.7%** from the previous year. **There was a 20.8% decrease in the volume of mortgage activity from June 2010 levels.**

Year to Date: Volume of Sales is down 11.5%; Total Value of Sales is down 16.5%; Individual Sales Value is down 3%; Mortgage Volume is up 3.4%.

Register Meade reports that there were **565** deeds recorded at the Barnstable Registry of Deeds in **June 2011** with stated sales values above \$50,000.00 representing a stated value of **\$222,661,357.00** 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 **June** was **\$275,000.00**.

There were **987** mortgages recorded with values above \$50,000.00 in **June** with a total value of **\$356,258,304.00**. The **median** mortgage amount, commercial, residential or other, was **\$203,500.00**.

By way of comparison, there were **699** deeds recorded at the Barnstable Registry of Deeds in **June 2010** with stated sales values above \$50,000.00 representing a stated value of **\$324,107,454.00** 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 **June** was **\$315,000.00**.

There were **1,246** mortgages recorded with values above \$50,000.00 in **June** with a total value of **\$391,804,906.00**. The **median** mortgage amount, commercial, residential or other, was **\$225,000.00**.

**REAL ESTATE ACTIVITY THROUGH JUNE 2011
AS COMPARED TO THE SAME PERIOD IN 2010.**

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

2011 sales volume: **2,674**
2010 sales volume: **3,023**

2011 total sales value: **\$1,063,868,200.00**
2010 total sales value: **\$1,273,695,464.00**

2011 **median** sales price: **\$284,110.00**
2010 **median** sales price: **\$293,000.00**

2011 mortgage volume: **6,865**
2010 mortgage volume: **6,637**

2011 total mortgage value: **\$2,359,785,782.00**
2010 total mortgage value: **\$2,015,993,329.00**

2011 **median** mortgage amount: **\$213,000.00**
2010 **median** mortgage amount: **\$222,323.00**

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

M/Y	Value	% Differential/prior month
June 2010:	\$315,000.00	+10.5%
July 2010:	\$290,000.00	-7.9%
Aug 2010:	\$289,900.00	-0.04%
Sep 2010:	\$301,000.00	+3.8%
Oct 2010:	\$301,134.00	+0.05%
Nov 2010:	\$297,250.00	-1.3%
Dec 2010:	\$310,000.00	+4.3%
Jan 2011:	\$301,500.00	-2.7 %
Feb 2011:	\$260,000.00	-13.8 %
Mar 2011:	\$268,000.00	+3.1%
Apr 2011:	\$288,500.00	+7.6 %
May 2011:	\$300,000.00	+4.0%
June 2011:	\$275,000.00	-8.3%

FORECLOSURE DEEDS

	MONTH	YTD
2011	63	231
2010	98	440
Chg.	-35.7%	-47.5%