

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 SEPTEMBER 2013

VOLUME & VALUE RISE!

Barnstable County Register of Deeds, John F. Meade, reports that the **volume of real estate sales in September 2013 was up 16.8% from September 2012** volume and the **total value of sales was up 7.1%** from the previous year. The **median individual property sale value was up 10.1%** from the previous year. **There was a 26.6% decrease in the volume of mortgage activity from September 2012 levels.**

Year to Date: Volume of Sales is down 2.2%; Total Value of Sales is up 1%; Individual Sales Value is up 6.8%; Mortgage Volume is down -6.9%.

Register Meade reports that there were **638** deeds recorded at the Barnstable Registry of Deeds in **September 2013** with stated sales values above \$50,000.00 representing a stated value of **\$304,548,997.31.00** 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 **September** was **\$330,426.00.**

There were **1,108** mortgages recorded with values above \$50,000.00 in **September** with a total value of **\$735,576,910.00.** The **median** mortgage amount, commercial, residential or other, was **\$221,075.00.**

By way of comparison, there were **546** deeds recorded at the Barnstable Registry of Deeds in **September 2012** with stated sales values above \$50,000.00 representing a stated value of **\$284,315,324.00** 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 **September** was **\$300,000.00.**

There were **1,509** mortgages recorded with values above \$50,000.00 in **September** with a total value of **\$442,025,168.00.** The **median** mortgage amount, commercial, residential or other, was **\$235,000.00.**

**REAL ESTATE ACTIVITY THROUGH SEPTEMBER 2013
AS COMPARED TO THE SAME PERIOD IN 2012.**

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

2013 sales volume: **4,955**

2012 sales volume: **5,069**

2013 total sales value: **\$2,192,774,815.00**

2012 total sales value: **\$2,172,042,410.00**

2013 **median** sales price: **\$315,000.00**

2012 **median** sales price: **\$295,000.00**

2013 mortgage volume: **13,011**

2012 mortgage volume: **13,975**

2013 total mortgage value: **\$4,291,928,177.00**

2012 total mortgage value: **\$4,320,501,730.00**

2013 **median** mortgage amount: **\$227,800.00**

2012 **median** mortgage amount: **\$230,000.00**

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

M/Y	Value	% Differential/prior month
Sep	2012: \$300,000.00	+3.4%
Oct	2012: \$300,000.00	0.0%
Nov	2012: \$315,000.00	+5.0%
Dec	2012: \$334,000.00	+6.0%
Jan	2013: \$280,000.00	-16.2 %
Feb	2013: \$300,000.00	+7.1 %
Mar	2013: \$305,000.00	+1.7%
Apr	2013: \$290,000.00	-4.9%
May	2013: \$320,000.00	+10.3%
June	2013: \$320,000.00	0.0%
July	2013: \$325,000.00	+1.6%
Aug	2013: \$318,000.00	-2.2%
Sep	2013: \$330,426.00	+3.9%

FORECLOSURE DEEDS

	MONTH	YTD
2013	9	121
2012	26	341
Chg.	-65.4%	-64.5%