

COMMONWEALTH OF MASSACHUSETTS
BARNSTABLE COUNTY REGISTRY OF DEEDS
P.O. BOX 368
BARNSTABLE, MASSACHUSETTS 02630
Telephone 508-362-7733
Fax 508-362-1917

John F. Meade
Register

David B. Murphy
Assistant Register
Kathleen Grenier
Executive Administrative Assistant

JOHN F. MEADE, REGISTER OF DEEDS

REPORT OF BARNSTABLE COUNTY REAL ESTATE ACTIVITY

FOR THE MONTH OF SEPTEMBER 2014

SALES VOLUME & VALUE DIP!

Barnstable County Register of Deeds, John F. Meade, reports that the **volume of real estate sales in September 2014 was down 4.5% from September 2013** volume and the **total value of sales was down 3%** from the previous year. The **median individual property sale value was down 0.4%** from the previous year. **There was an 11.6% decrease in the volume of mortgage activity from September 2013 levels.**

Year to Date: Volume of Sales is down 0.9%; Total Value of Sales is up 5%; Individual Sales Value is up 2.4%; Mortgage Volume is down 39.4%.

Register Meade reports that there were **609** deeds recorded at the Barnstable Registry of Deeds in **September 2014** with stated sales values above \$50,000.00 representing a stated value of **\$295,393,590.00** 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 **\$329,000.00.**

There were **979** mortgages recorded with values above \$50,000.00 in **September** with a total value of **\$303,363,089.00.** The **median** mortgage amount, commercial, residential or other, was **\$216,000.00.**

By way of comparison, 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 **\$304,548,997.00** 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 **\$335,976,910.00.** The **median** mortgage amount, commercial, residential or other, was **\$221,075.00.**

**REAL ESTATE ACTIVITY THROUGH SEPTEMBER 2014
AS COMPARED TO THE SAME PERIOD IN 2013.**

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

2014 sales volume: **4,912**

2013 sales volume: **4,955**

2014 total sales value: **\$2,302,656,851.00**

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

2014 **median** sales price: **\$322,000.00**

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

2014 mortgage volume: **7,886**

2013 mortgage volume: **13,011**

2014 total mortgage value: **\$2,646,519,165.00**

2013 total mortgage value: **\$3,892,328,177.00**

2014 **median** mortgage amount: **\$227,525.00**

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

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

M/Y	Value	% Differential/prior month
Sep	2013: \$330,426.00	+3.9%
Oct	2013: \$320,950.00	-2.9%
Nov	2013: \$317,250.00	-1.1%
Dec	2013: \$300,000.00	-5.4%
Jan	2014: \$328,000.00	+9.3%
Feb	2014: \$298,000.00	-9.1%
Mar	2014: \$297,000.00	-0.34%
Apr	2014: \$310,617.00	+4.6%
May	2014: \$329,000.00	+5.9%
June	2014: \$332,000.00	+0.9%
July	2014: \$305,000.00	-8.1%
Aug	2014: \$343,500.00	+12.6%
Sep	2014: \$329,000.00	-4.2%

FORECLOSURE DEEDS

	MONTH	YTD
2014	3	100
2013	9	121
Chg.	-67%	-17.4%