

COMMONWEALTH OF MASSACHUSETTS
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JOHN F. MEADE, REGISTER OF DEEDS

REPORT OF BARNSTABLE COUNTY REAL ESTATE ACTIVITY

FOR THE MONTH OF NOVEMBER 2001

MORTGAGE VOLUME CONTINUES ON A HOT STREAK!

Barnstable County Register of Deeds, John F. Meade, reports that the **volume of real estate sales in November 2001 was down 22.3% compared to November 2000** volume and the **total value of sales was down 16.7%** from the previous year. The average **individual property sale value was up 7.2%** from the previous year. **There was a 87.2% increase in the volume of mortgage activity from November 2000 levels.**

Year to date: volume of real estate sales is down 15%; total value of sales is down 3.9%; average individual property sale value is up 12.9% and the volume of mortgage activity is up 54.9%.

Register Meade reports that there were **600** deeds recorded at the Barnstable Registry of Deeds in **November 2001** with stated sales values between \$25,000.00 and \$1,000,000.00, representing a stated value of **\$150,769,886.00** in county-wide real estate sales.

Based on all property sales valued between \$25,000.00 and \$1,000,000.00, the average sale price of property in Barnstable County in **November** was **\$251,283.00**.

There were **2,879** mortgages recorded with values between \$25,000.00 and \$1,000,000.00 in **November** with a total value of **\$463,145,298.00**. The average mortgage amount, commercial, residential or other, was **\$160,870.00**.

By way of comparison, in **November 2000**, there were **772** deeds recorded at the Registry of Deeds with stated sales values between \$25,000.00 and \$1,000,000.00, representing a stated value of **\$180,946,502.00** in county-wide real estate sales.

The average sales price, based on all property sales valued between \$25,000.00 and \$1,000,000.00 was **\$234,387.00**.

There were **1,538** mortgages recorded in **November 2000** with values between \$25,000.00 and \$1,000,000.00 with a total value of **\$228,271,266.00**. The average mortgage amount, commercial, residential or other, was **\$148,421.00**.

**REAL ESTATE ACTIVITY THROUGH NOVEMBER 2001
AS COMPARED TO THE SAME PERIOD IN 2000.**

All figures are based on sales or mortgages between \$25,000.00 and \$1,000,000.00.

2001 sales volume: 7,777

2000 sales volume: 9,138

2001 total sales value: \$ 1,856,571,071.00

2000 total sales value: \$ 1,932,585,839.00

2001 average sales price: \$238,726.00

2000 average sales price: \$211,489.00

2001 mortgage volume: 23,729

2000 mortgage volume: 15,323

2001 total mortgage value: \$3,773,201,823.00

2000 total mortgage value: \$2,161,739,142.00

2001 average mortgage amount: \$159,012.00

2000 average mortgage amount: \$141,078.00

PAST TWELVE MONTHS AVERAGE SALES VALUE:

(sales values between \$25,000 and \$1,000,000)

M/Y	Value	% Differential/prior month
Dec 2000:	\$216,600.00	-7.7%
Jan 2001:	\$231,422.00	+6.9%
Feb 2001:	\$217,265.00	-6.1%
Mar 2001:	\$221,151.00	+1.8%
Apr 2001:	\$237,039.00	+7.9%
May 2001:	\$236,975.00	-0.03%
June 2001:	\$233,717.00	-1.4%
July 2001:	\$242,036.00	+3.6%
Aug 2001:	\$237,314.00	-1.95%
Sept 2001:	\$264,887.00	+11.6%
Oct 2001:	\$250,818.00	-5.3%
Nov 2001:	\$251,283.00	+0.2%