

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 APRIL 2008**

**VOLUME, VALUE CONTINUE SLIDE!**

Barnstable County Register of Deeds, John F. Meade, reports that the **volume of real estate sales in April 2008 was down 5.4% from April 2007** volume and the **total value of sales was down 13.3%** from the previous year. The **median individual property sale value was down 7.4%** from the previous year. **There was a 9.9% decrease in the volume of mortgage activity from April 2007 levels.**

**Year to Date: Volume of Sales is down 5.7%; Total Value of Sales is up 0.3%; Individual Sales Value is down 7.2%; Mortgage Volume is down 12.3%.**

Register Meade reports that there were **511** deeds recorded at the Barnstable Registry of Deeds in **April 2008** with stated sales values above \$50,000.00 representing a stated value of **\$214,839,004.00** 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 **April** was **\$315,000.00**.

There were **1,615** mortgages recorded with values above \$50,000.00 in **April** with a total value of **\$519,012,021.00**. The **median** mortgage amount, commercial, residential or other, was **\$232,000.00**.

By way of comparison, there were **540** deeds recorded at the Barnstable Registry of Deeds in **April 2007** with stated sales values above \$50,000.00 representing a stated value of **\$247,687,786.00** 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 **April** was **\$340,000.00**.

There were **1,792** mortgages recorded with values above \$50,000.00 in **April** with a total value of **\$511,782,229.00**. The **median** mortgage amount, commercial, residential or other, was **\$224,500.00**.

**REAL ESTATE ACTIVITY THROUGH APRIL 2008  
AS COMPARED TO THE SAME PERIOD IN 2007.**

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

2008 sales volume: **1,771**

2007 sales volume: **1,879**

2008 total sales value: **\$892,034,945.00**

2007 total sales value: **\$889,095,279.00**

2008 **median** sales price: **\$320,000.00**

2007 **median** sales price: **\$345,000.00**

2008 mortgage volume: **5,948**

2007 mortgage volume: **6,782**

2008 total mortgage value: **\$2,130,010,063.00**

2007 total mortgage value: **\$2,051,010,063.00**

2008 **median** mortgage amount: **\$237,000.00**

2007 **median** mortgage amount: **\$230,000.00**

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

<b>M/Y</b>	<b>Value</b>	<b>% Differential/prior month</b>
<b>Apr</b>	<b>2007: \$340,000.00</b>	<b>-2.6%</b>
<b>May</b>	<b>2007: \$325,000.00</b>	<b>-4.4%</b>
<b>June</b>	<b>2007: \$338,000.00</b>	<b>+4%</b>
<b>July</b>	<b>2007: \$345,500.00</b>	<b>+2.2%</b>
<b>Aug</b>	<b>2007: \$355,000.00</b>	<b>+2.8%</b>
<b>Sep</b>	<b>2007: \$387,500.00</b>	<b>+9.2%</b>
<b>Oct</b>	<b>2007: \$345,000.00</b>	<b>-11%</b>
<b>Nov</b>	<b>2007: \$330,000.00</b>	<b>+4.3%</b>
<b>Dec</b>	<b>2007: \$329,000.00</b>	<b>-0.3%</b>
<b>Jan</b>	<b>2008: \$323,000.00</b>	<b>-1.8 %</b>
<b>Feb</b>	<b>2008: \$327,450.00</b>	<b>+1.4 %</b>
<b>Mar</b>	<b>2008: \$310,000.00</b>	<b>-5.3%</b>
<b>Apr</b>	<b>2008: \$315,000.00</b>	<b>+1.6%</b>