

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 DECEMBER 2014

SALES VOLUME & VALUE END YEAR ON HIGH NOTE!

Barnstable County Register of Deeds, John F. Meade, reports that the **volume of real estate sales in December 2014 was up 12.8% from December 2013** volume and the **total value of sales was up 26.7%** from the previous year. The **median individual property sale value was up 15.8%** from the previous year. **There was a 17.3% increase in the volume of mortgage activity from December 2013 levels.**

Year to Date: Volume of Sales is up 0.2%; Total Value of Sales is up 7.5%; Individual Sales Value is up 3.2%; Mortgage Volume is down 31.2%.

Register Meade reports that there were **590** deeds recorded at the Barnstable Registry of Deeds in **December 2014** with stated sales values above \$50,000.00 representing a stated value of **\$290,879,646.00** 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 **December** was **\$347,450.00.**

There were **1,134** mortgages recorded with values above \$50,000.00 in **December** with a total value of **\$439,250,921.00.** The **median** mortgage amount, commercial, residential or other, was **\$232,000.00.**

By way of comparison, there were **523** deeds recorded at the Barnstable Registry of Deeds in **December 2013** with stated sales values above \$50,000.00 representing a stated value of **\$230,348,880.00** 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 **December** was **\$300,000.00.**

There were **967** mortgages recorded with values above \$50,000.00 in **December** with a total value of **\$370,380,179.00.** The **median** mortgage amount, commercial, residential or other, was **\$236,000.00.**

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

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

2014 sales volume: **6,672**

2013 sales volume: **6,660**

2014 total sales value: **\$3,160,422,003.00**

2013 total sales value: **\$2,939,337,043.00**

2014 **median** sales price: **\$325,000.00**

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

2014 mortgage volume: **10,911**

2013 mortgage volume: **15,989**

2014 total mortgage value: **\$3,721,559,887.00**

2013 total mortgage value: **\$4,908,086,238.00**

2014 **median** mortgage amount: **\$229,081.00**

2013 **median** mortgage amount: **\$227,130.00**

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

M/Y	Value	% Differential/prior month
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%
Oct	2014: \$325,000.00	-1.2%
Nov	2014: \$324,334.00	-0.2%
Dec	2014: \$347,450.00	+7.1%

FORECLOSURE DEEDS

	MONTH	YTD
2014	13	135
2013	10	171
Chg.	+30%	-21%