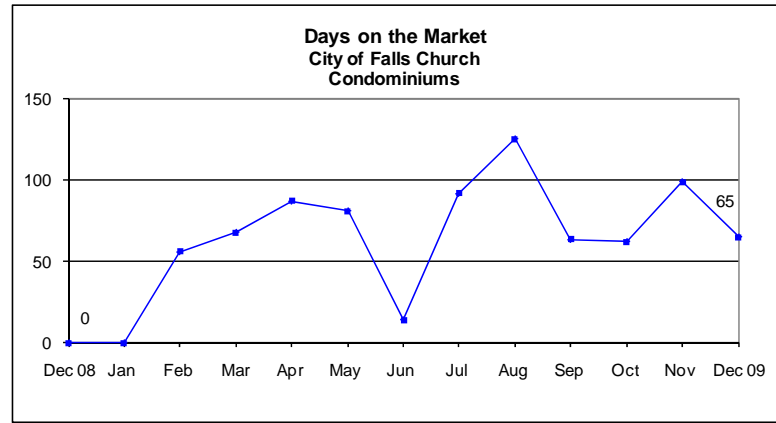
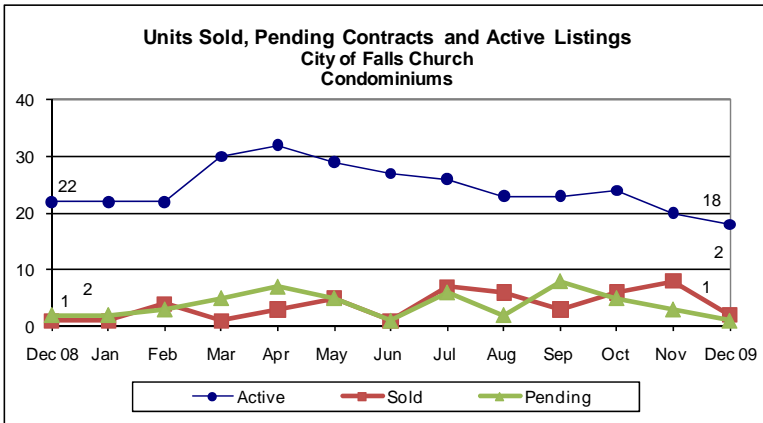


	Dec 08	Dec 09	% Chg.
Avg. Sold Price	\$580,900	\$198,300	-66%
Avg. Net Price	\$570,900	\$192,579	-66%
Median Sold Price	\$580,900	\$198,300	-66%



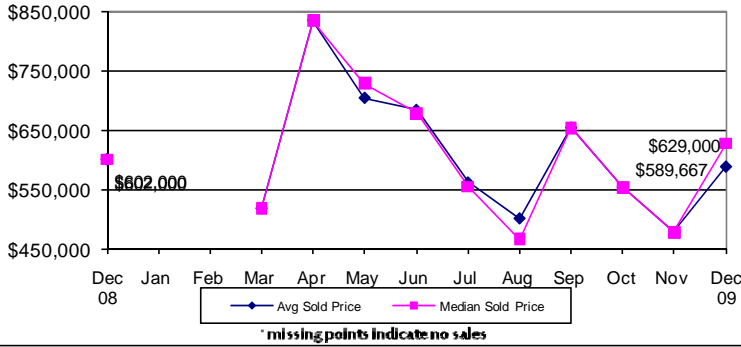
Price Range	Dec 08	Dec 09	% Chg.
Less than \$200,000	0	1	-
\$200,000-299,999	0	1	-
\$300,000-399,999	0	0	-
\$400,000-499,999	0	0	-
\$500,000-599,999	1	0	-100%
\$600,000-699,999	0	0	-
\$700,000-799,999	0	0	-
\$800,000-899,999	0	0	-
\$900,000-999,999	0	0	-
\$1,000,000+	0	0	-
<b>Totals</b>	<b>1</b>	<b>2</b>	<b>100%</b>

Price Range	Active Listings			New Listings		
	Dec 08	Dec 09	% Chg.	Dec 08	Dec 09	% Chg.
Less than \$200,000	1	1	0%	0	0	-
\$200,000-299,999	7	4	-43%	2	0	-100%
\$300,000-399,999	5	3	-40%	1	1	0%
\$400,000-499,999	5	5	0%	1	2	100%
\$500,000-599,999	3	5	67%	2	0	-100%
\$600,000-699,999	0	0	-	0	0	-
\$700,000-799,999	0	0	-	0	0	-
\$800,000-899,999	0	0	-	0	0	-
\$900,000-999,999	1	0	-100%	1	0	-100%
\$1,000,000+	0	0	-	0	0	-
<b>Totals</b>	<b>22</b>	<b>18</b>	<b>-18%</b>	<b>7</b>	<b>3</b>	<b>-57%</b>

**DEFINITIONS**  
 Active listings: listings with one of the following listings statuses at the end of the month: ACTIVE, CNTG/NO KO or CNTG/KO.  
 Pending contracts: homes that went under contract during the month.  
 Avg. sold price: mathematical average of price of all homes sold.  
 Median sold price: price at which half of the homes sold for more and half sold for less.  
 Net price: sold price minus the amount of any seller subsidy.  
 Days on the market: calculated from the MRIS days on the market field (DOMP).

Data Source: Metropolitan Regional Information Systems, Inc. (MRIS)  
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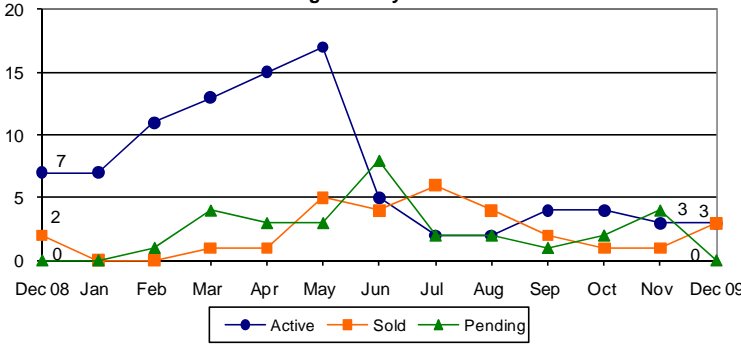
**Average and Median Sold Price**  
City of Falls Church  
Single-Family Attached



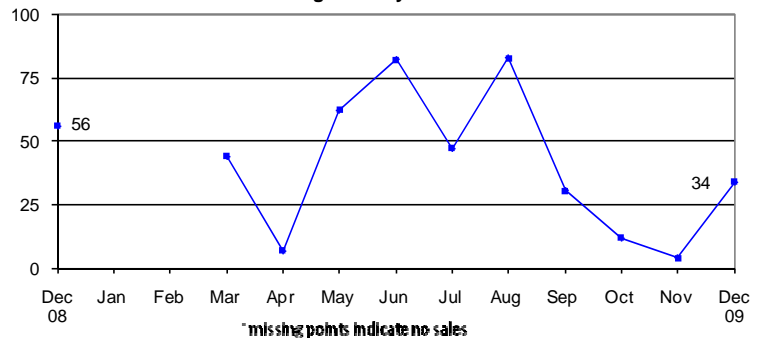
**Price Data**  
City of Falls Church  
Single-Family Attached

	Dec 08	Dec 09	% Chg.
Avg. Sold Price	\$602,000	\$589,667	-2%
Avg. Net Price	\$596,250	\$588,667	-1%
Median Sold Price	\$602,000	\$629,000	4%

**Units Sold, Pending Contracts and Active Listings**  
City of Falls Church  
Single-Family Attached



**Days on the Market**  
City of Falls Church  
Single-Family Attached



**Units Sold by Price Range**  
City of Falls Church  
Single-Family Attached

Price Range	Dec 08	Dec 09	% Chg.
Less than \$200,000	0	0	-
\$200,000-299,999	0	0	-
\$300,000-399,999	0	0	-
\$400,000-499,999	1	1	0%
\$500,000-599,999	0	0	-
\$600,000-699,999	0	2	-
\$700,000-799,999	1	0	-100%
\$800,000-899,999	0	0	-
\$900,000-999,999	0	0	-
\$1,000,000+	0	0	-
<b>Totals</b>	<b>2</b>	<b>3</b>	<b>50%</b>

**Listings by Price Range**  
City of Falls Church  
Single-Family Attached

Price Range	Active Listings			New Listings		
	Dec 08	Dec 09	% Chg.	Dec 08	Dec 09	% Chg.
Less than \$200,000	0	0	-	0	0	-
\$200,000-299,999	0	1	-	0	0	-
\$300,000-399,999	0	0	-	0	0	-
\$400,000-499,999	0	1	-	0	1	-
\$500,000-599,999	2	0	-100%	1	0	-100%
\$600,000-699,999	0	0	-	0	0	-
\$700,000-799,999	3	1	-67%	0	0	-
\$800,000-899,999	2	0	-100%	0	0	-
\$900,000-999,999	0	0	-	0	0	-
\$1,000,000+	0	0	-	0	0	-
<b>Totals</b>	<b>7</b>	<b>3</b>	<b>-57%</b>	<b>1</b>	<b>1</b>	<b>0%</b>

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Median sold price: price at which half of the homes sold for more and half sold for less.

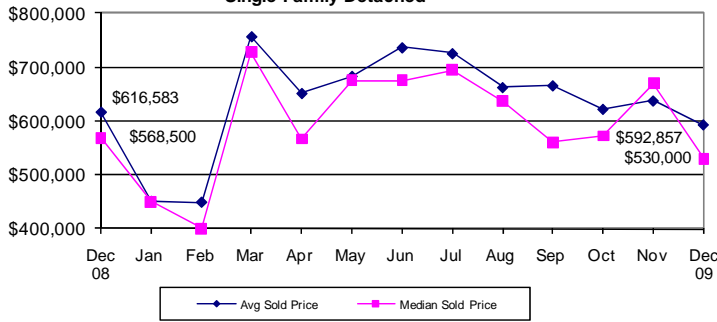
Net price: sold price minus the amount of any seller subsidy.

Days on the market: calculated from the MRIS days on the market field (DOMP).

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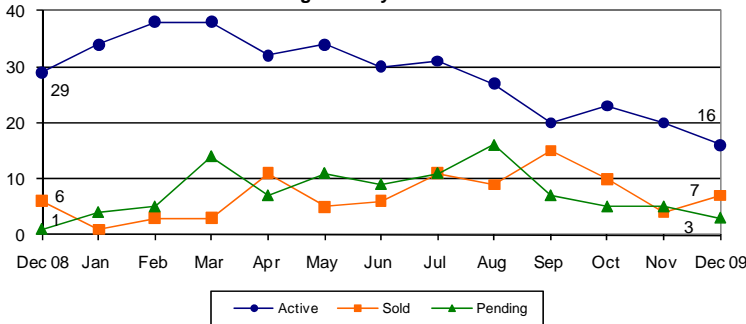
**Average and Median Sold Price**  
City of Falls Church  
Single-Family Detached



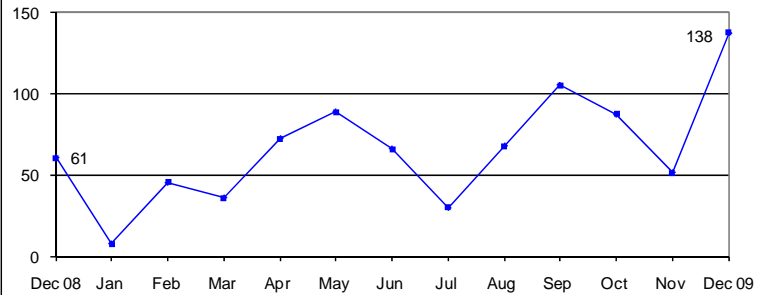
**Price Data**  
City of Falls Church  
Single-Family Detached

	Dec 08	Dec 09	% Chg.
Avg. Sold Price	\$616,583	\$592,857	-4%
Avg. Net Price	\$614,917	\$589,413	-4%
Median Sold Price	\$568,500	\$530,000	-7%

**Units Sold, Pending Contracts and Active Listings**  
City of Falls Church  
Single-Family Detached



**Days on the Market**  
City of Falls Church  
Single-Family Detached



**Units Sold by Price Range**  
City of Falls Church  
Single-Family Detached

Price Range	Dec 08	Dec 09	% Chg.
Less than \$200,000	0	0	-
\$200,000-299,999	0	0	-
\$300,000-399,999	0	1	-
\$400,000-499,999	1	2	100%
\$500,000-599,999	3	2	-33%
\$600,000-699,999	1	0	-100%
\$700,000-799,999	0	0	-
\$800,000-899,999	1	1	0%
\$900,000-999,999	0	1	-
\$1,000,000+	0	0	-
<b>Totals</b>	<b>6</b>	<b>7</b>	<b>17%</b>

**Listings by Price Range**  
City of Falls Church  
Single-Family Detached

Price Range	Active Listings			New Listings		
	Dec 08	Dec 09	% Chg.	Dec 08	Dec 09	% Chg.
Less than \$200,000	0	0	-	0	0	-
\$200,000-299,999	0	0	-	0	0	-
\$300,000-399,999	0	0	-	0	0	-
\$400,000-499,999	4	5	25%	2	2	0%
\$500,000-599,999	6	4	-33%	2	2	0%
\$600,000-699,999	4	1	-75%	0	0	-
\$700,000-799,999	5	1	-80%	1	0	-100%
\$800,000-899,999	2	3	50%	0	0	-
\$900,000-999,999	1	0	-100%	0	0	-
\$1,000,000+	7	2	-71%	0	0	-
<b>Totals</b>	<b>29</b>	<b>16</b>	<b>-45%</b>	<b>5</b>	<b>4</b>	<b>-20%</b>

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