

FAIRFAX CITY HOUSING REPORT

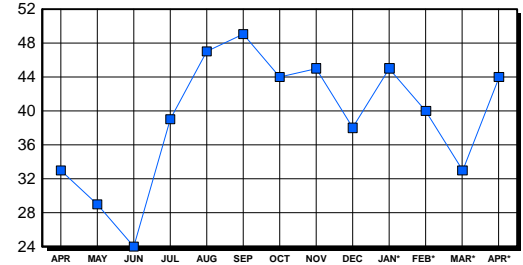
Residential Market Report Single Family Homes April 2003

LISTINGS

Price Range	New This Month			Total Active		
	2003	2002	% Change	2003	2002	% Change
0-149999	0	1	-100.0	0	0	0.0
150000-299999	15	17	-11.8	10	12	-16.7
300000-449999	26	16	62.5	23	17	35.3
450000-599999	3	2	50.0	7	2	250.0
600000-749999	2	2	0.0	4	2	100.0
750000-999999	0	0	0.0	0	0	0.0
1000000 & Over	0	1	-100.0	0	0	0.0
Grand Total:	46	39	17.9	44	33	33.3

INVENTORY TREND

Listings Active At End Of Month

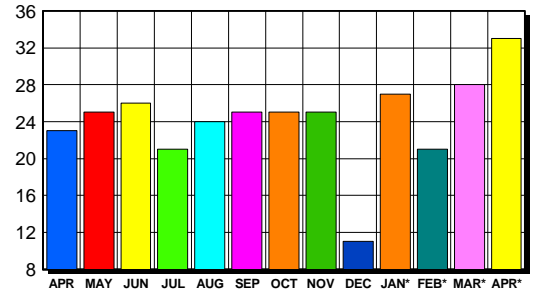


CONTRACTS

Price Range	New This Month			Year-To-Date		
	2003	2002	% Change	2003	2002	% Change
0-149999	0	1	-100.0	0	1	0.0
150000-299999	14	10	40.0	45	39	15.4
300000-449999	14	12	16.7	42	34	23.5
450000-599999	3	0	300.0	10	2	400.0
600000-749999	2	1	100.0	12	2	500.0
750000-999999	0	0	0.0	0	0	0.0
1000000 & Over	0	0	0.0	0	0	0.0
Grand Total:	33	24	37.5	109	78	39.7

SALES TREND

Contracts Ratified Per Month



SETTLEMENTS

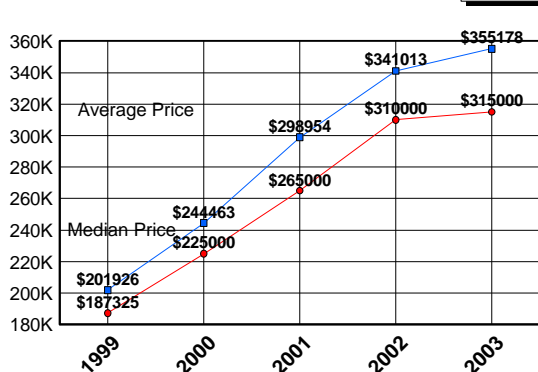
Price Range	New This Month			Year-To-Date		
	2003	2002	% Change	2003	2002	% Change
0-149999	0	1	-100.0	0	1	0.0
150000-299999	7	11	-36.4	34	40	-15.0
300000-449999	9	6	50.0	27	23	17.4
450000-599999	1	2	-50.0	9	4	125.0
600000-749999	3	0	300.0	7	0	700.0
750000-999999	0	0	0.0	0	0	0.0
1000000 & Over	0	0	0.0	0	0	0.0
Grand Total:	20	20	0.0	77	68	13.2

DATA SOURCE

Metropolitan Regional Information System (MRIS)

NOTES: Properties not listed through this Multiple Listing Service are not reflected. The term "sales" represents ratified purchase contracts. Current year information is preliminary and subject to revision. Current year- to- date contract information may not equal the sum of the monthly contract totals reported in previous issues. Prices are not adjusted for inflation.

AVERAGE & MEDIAN PRICE



MARKET BY PRICE RANGE

