

# LOUDOUN COUNTY HOUSING REPORT

## Residential Market Report

### Condo/Co-ops

April

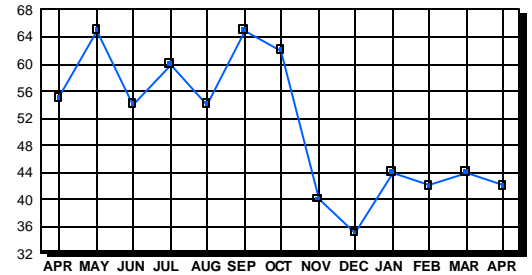
2004

#### LISTINGS

Price Range	New This Month			Total Active		
	2004	2003	% Change	2004	2003	% Change
0-49999	0	0	0.0	1	0	100.0
50000-99999	0	3	-300.0	4	5	-20.0
100000-149999	3	35	-91.4	7	10	-30.0
150000-199999	28	36	-22.2	6	12	-50.0
200000-299999	56	20	180.0	12	19	-36.8
300000-399999	13	8	62.5	11	7	57.1
400000-499999	4	0	400.0	1	0	100.0
500000 & Over	0	0	0.0	0	2	-200.0
<b>Grand Total:</b>	<b>104</b>	<b>102</b>	<b>2.0</b>	<b>42</b>	<b>55</b>	<b>-23.6</b>

#### INVENTORY TREND

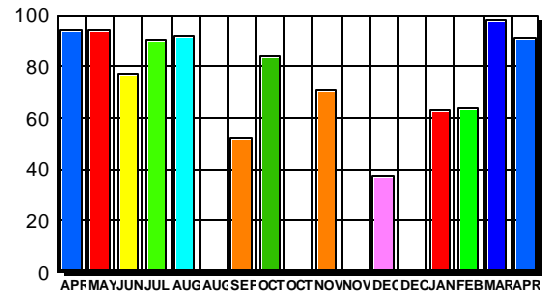
Listings Active At End Of Month



#### CONTRACTS

Price Range	New This Month			Year-To-Date		
	2004	2003	% Change	2004	2003	% Change
0-49999	0	0	0.0	0	0	0.0
50000-99999	0	2	-200.0	2	11	-81.8
100000-149999	2	42	-95.2	25	126	-80.2
150000-199999	28	41	-31.7	108	141	-23.4
200000-299999	48	15	220.0	154	42	266.7
300000-399999	8	2	300.0	19	8	137.5
400000-499999	5	0	500.0	8	2	300.0
500000 & Over	0	0	0.0	0	0	0.0
<b>Grand Total:</b>	<b>91</b>	<b>102</b>	<b>-10.8</b>	<b>316</b>	<b>330</b>	<b>-4.2</b>

#### SALES TREND



#### SETTLEMENTS

Price Range	New This Month			Year-To-Date		
	2004	2003	% Change	2004	2003	% Change
0-49999	0	0	0.0	0	0	0.0
50000-99999	0	3	-300.0	4	13	-69.2
100000-149999	10	25	-60.0	25	95	-73.7
150000-199999	20	30	-33.3	81	110	-26.4
200000-299999	50	6	733.3	129	22	486.4
300000-399999	6	2	200.0	14	6	133.3
400000-499999	1	0	100.0	6	1	500.0
500000 & Over	0	0	0.0	0	0	0.0
<b>Grand Total:</b>	<b>87</b>	<b>66</b>	<b>31.8</b>	<b>259</b>	<b>247</b>	<b>4.9</b>

#### 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.

