

FALLS CHURCH CITY HOUSING REPORT

Residential Market Report

Condo/Co-ops

April

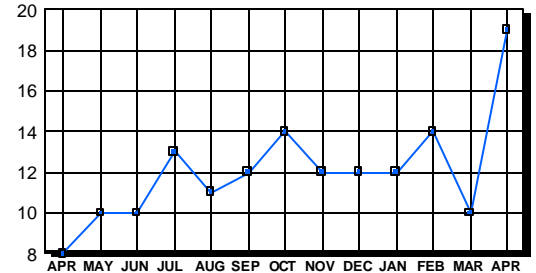
2005

LISTINGS

Condo/Co-ops Price Range	New This Month			Total Active		
	2005	2004	% Change	2005	2004	% Change
0-49999	0	0	0.0	0	0	0.0
50000-99999	0	1	-100.0	3	3	0.0
100000-149999	0	4	-400.0	2	2	0.0
150000-199999	1	1	0.0	0	1	-100.0
200000-299999	15	1	1,400.0	10	1	900.0
300000-399999	4	1	300.0	3	1	200.0
400000-499999	0	0	0.0	1	0	100.0
500000 & Over	0	0	0.0	0	0	0.0
Grand Total:	20	8	150.0	19	8	137.5

INVENTORY TREND

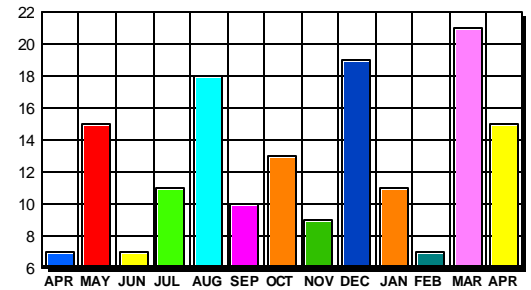
Listings Active At End Of Month



CONTRACTS

Condo/Co-ops Price Range	New This Month			Year-To-Date		
	2005	2004	% Change	2005	2004	% Change
0-49999	0	0	0.0	0	0	0.0
50000-99999	0	0	0.0	0	0	0.0
100000-149999	0	3	-300.0	0	15	0.0
150000-199999	2	1	100.0	7	11	-36.4
200000-299999	9	2	350.0	33	3	1,000.0
300000-399999	3	0	300.0	10	0	1,000.0
400000-499999	1	0	100.0	1	0	100.0
500000 & Over	0	0	0.0	3	1	200.0
Grand Total:	15	6	150.0	54	30	80.0

SALES TREND



SETTLEMENTS

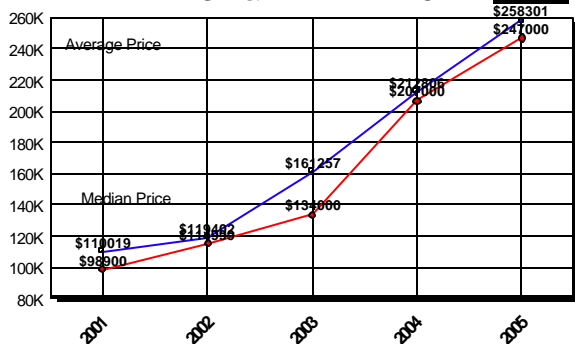
Condo/Co-ops Price Range	New This Month			Year-To-Date		
	2005	2004	% Change	2005	2004	% Change
0-49999	0	0	0.0	0	0	0.0
50000-99999	0	0	0.0	0	0	0.0
100000-149999	0	3	-300.0	0	14	0.0
150000-199999	0	4	-400.0	4	10	-60.0
200000-299999	12	0	1,200.0	33	1	3,200.0
300000-399999	3	0	300.0	4	0	400.0
400000-499999	0	0	0.0	1	0	100.0
500000 & Over	0	0	0.0	1	0	100.0
Grand Total:	15	7	114.3	43	25	72.0

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

