

# ALEXANDRIA CITY HOUSING REPORT

## Residential Market Report

### Condo/Co-ops

August

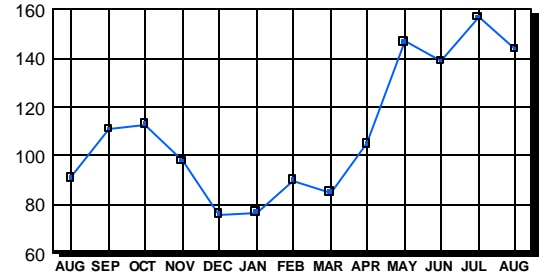
2004

#### LISTINGS

Condo/Co-ops 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	1	9	-88.9	14	15	-6.7
100000-149999	11	38	-71.1	16	23	-30.4
150000-199999	42	30	40.0	21	14	50.0
200000-299999	83	48	72.9	56	19	194.7
300000-399999	24	18	33.3	18	7	157.1
400000-499999	10	7	42.9	6	6	0.0
500000 & Over	4	2	100.0	12	7	71.4
<b>Grand Total:</b>	<b>175</b>	<b>152</b>	<b>15.1</b>	<b>144</b>	<b>91</b>	<b>58.2</b>

#### INVENTORY TREND

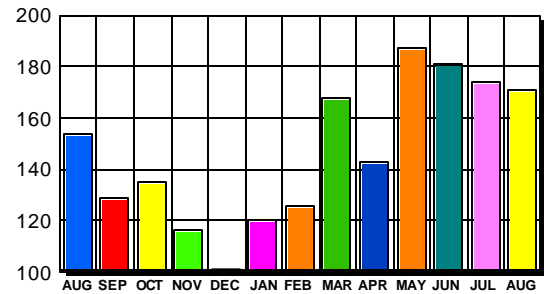
Listings Active At End Of Month



#### CONTRACTS

Condo/Co-ops Price Range	New This Month			Year-To-Date		
	2004	2003	% Change	2004	2003	% Change
0-49999	0	0	0.0	0	1	0.0
50000-99999	1	10	-90.0	6	104	-94.2
100000-149999	9	29	-69.0	119	263	-54.8
150000-199999	41	30	36.7	335	257	30.4
200000-299999	71	50	42.0	456	328	39.0
300000-399999	28	21	33.3	202	130	55.4
400000-499999	10	4	150.0	100	37	170.3
500000 & Over	11	3	266.7	52	22	136.4
<b>Grand Total:</b>	<b>171</b>	<b>147</b>	<b>16.3</b>	<b>1,270</b>	<b>1,142</b>	<b>11.2</b>

#### SALES TREND



#### SETTLEMENTS

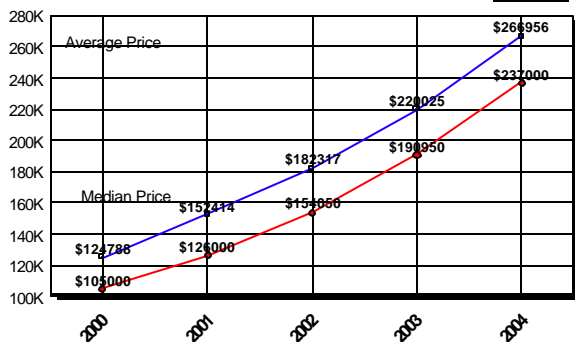
Condo/Co-ops Price Range	New This Month			Year-To-Date		
	2004	2003	% Change	2004	2003	% Change
0-49999	0	0	0.0	1	1	0.0
50000-99999	0	6	-600.0	8	89	-91.0
100000-149999	8	27	-70.4	109	265	-58.9
150000-199999	37	40	-7.5	311	250	24.4
200000-299999	51	38	34.2	388	293	32.4
300000-399999	32	19	68.4	211	115	83.5
400000-499999	17	6	183.3	96	37	159.5
500000 & Over	10	3	233.3	49	25	96.0
<b>Grand Total:</b>	<b>155</b>	<b>139</b>	<b>11.5</b>	<b>1,173</b>	<b>1,075</b>	<b>9.1</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.

#### AVERAGE & MEDIAN PRICE



#### MARKET BY PRICE RANGE

