

ALEXANDRIA CITY HOUSING REPORT

Residential Market Report

Condo/Co-ops

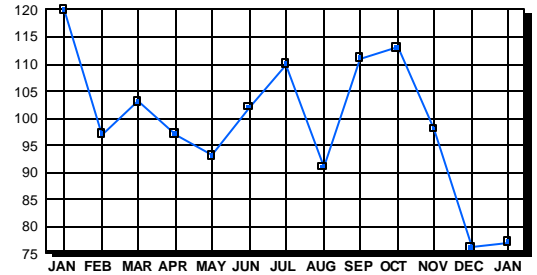
January 2004

LISTINGS

Price Range	New This Month			Total Active		
	2004	2003	% Change	2004	2003	% Change
0-49999	0	1	-100.0	0	0	0.0
50000-99999	1	16	-93.8	15	24	-37.5
100000-149999	22	29	-24.1	19	35	-45.7
150000-199999	33	32	3.1	8	14	-42.9
200000-299999	32	37	-13.5	14	16	-12.5
300000-399999	15	14	7.1	6	9	-33.3
400000-499999	12	6	100.0	3	9	-66.7
500000 & Over	4	7	-42.9	12	13	-7.7
Grand Total:	119	142	-16.2	77	120	-35.8

INVENTORY TREND

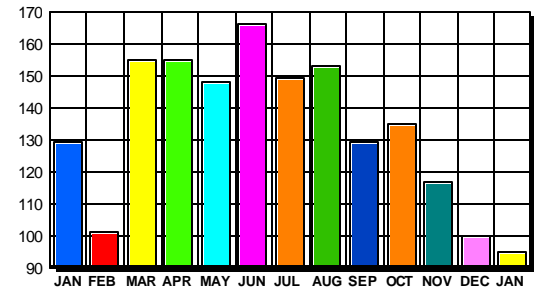
Listings Active At End Of Month



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	1	12	-91.7	1	12	-91.7
100000-149999	18	34	-47.1	18	34	-47.1
150000-199999	26	33	-21.2	26	33	-21.2
200000-299999	26	33	-21.2	26	33	-21.2
300000-399999	8	11	-27.3	8	11	-27.3
400000-499999	12	3	300.0	12	3	300.0
500000 & Over	4	1	300.0	4	1	300.0
Grand Total:	95	127	-25.2	95	127	-25.2

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	3	7	-57.1	3	7	-57.1
100000-149999	18	32	-43.8	18	32	-43.8
150000-199999	22	24	-8.3	22	24	-8.3
200000-299999	19	24	-20.8	19	24	-20.8
300000-399999	16	13	23.1	16	13	23.1
400000-499999	6	2	200.0	6	2	200.0
500000 & Over	1	4	-75.0	1	4	-75.0
Grand Total:	85	106	-19.8	85	106	-19.8

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.

