

ALEXANDRIA CITY HOUSING REPORT

Residential Market Report

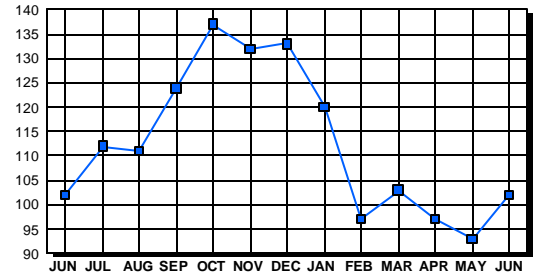
Condo/Co-ops June 2003

LISTINGS

| Price Range | New This Month | | | Total Active | | |
|---------------------|----------------|------------|-------------|--------------|------------|------------|
| | 2003 | 2002 | % Change | 2003 | 2002 | % Change |
| 0-49999 | 0 | 0 | 0.0 | 0 | 0 | 0.0 |
| 50000-99999 | 12 | 31 | -61.3 | 20 | 22 | -9.1 |
| 100000-149999 | 41 | 52 | -21.2 | 25 | 28 | -10.7 |
| 150000-199999 | 35 | 38 | -7.9 | 7 | 14 | -50.0 |
| 200000-299999 | 44 | 42 | 4.8 | 25 | 13 | 92.3 |
| 300000-399999 | 26 | 13 | 100.0 | 14 | 9 | 55.6 |
| 400000-499999 | 6 | 1 | 500.0 | 5 | 3 | 66.7 |
| 500000 & Over | 3 | 8 | -62.5 | 6 | 13 | -53.8 |
| Grand Total: | 167 | 185 | -9.7 | 102 | 102 | 0.0 |

INVENTORY TREND

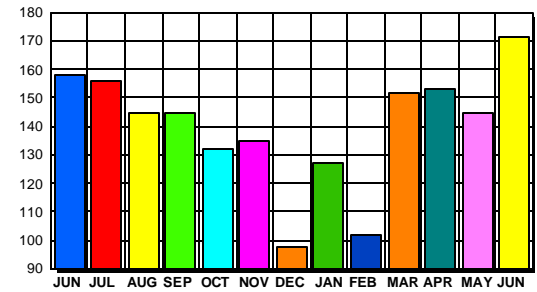
Listings Active At End Of Month



CONTRACTS

| Price Range | New This Month | | | Year-To-Date | | |
|---------------------|----------------|------------|------------|--------------|------------|------------|
| | 2003 | 2002 | % Change | 2003 | 2002 | % Change |
| 0-49999 | 0 | 0 | 0.0 | 1 | 2 | -50.0 |
| 50000-99999 | 10 | 31 | -67.7 | 84 | 154 | -45.5 |
| 100000-149999 | 41 | 52 | -21.2 | 207 | 276 | -25.0 |
| 150000-199999 | 37 | 33 | 12.1 | 193 | 165 | 17.0 |
| 200000-299999 | 49 | 34 | 44.1 | 232 | 122 | 90.2 |
| 300000-399999 | 24 | 10 | 140.0 | 89 | 48 | 85.4 |
| 400000-499999 | 6 | 1 | 500.0 | 26 | 6 | 333.3 |
| 500000 & Over | 4 | 2 | 100.0 | 18 | 17 | 5.9 |
| Grand Total: | 171 | 163 | 4.9 | 850 | 790 | 7.6 |

SALES TREND



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.

SETTLEMENTS

| Price Range | New This Month | | | Year-To-Date | | |
|---------------------|----------------|------------|------------|--------------|------------|-------------|
| | 2003 | 2002 | % Change | 2003 | 2002 | % Change |
| 0-49999 | 0 | 0 | 0.0 | 1 | 2 | -50.0 |
| 50000-99999 | 8 | 27 | -70.4 | 74 | 133 | -44.4 |
| 100000-149999 | 38 | 39 | -2.6 | 197 | 231 | -14.7 |
| 150000-199999 | 25 | 36 | -30.6 | 172 | 157 | 9.6 |
| 200000-299999 | 40 | 22 | 81.8 | 199 | 101 | 97.0 |
| 300000-399999 | 19 | 5 | 280.0 | 77 | 35 | 120.0 |
| 400000-499999 | 2 | 1 | 100.0 | 19 | 5 | 280.0 |
| 500000 & Over | 2 | 3 | -33.3 | 19 | 13 | 46.2 |
| Grand Total: | 134 | 133 | 0.8 | 758 | 677 | 12.0 |

AVERAGE & MEDIAN PRICE



MARKET BY PRICE RANGE

