

FALLS CHURCH CITY HOUSING REPORT

Residential Market Report

Single Family Homes

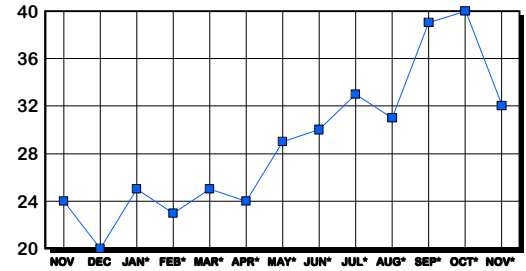
November 2005

LISTINGS

Price Range	New This Month			Total Active		
	2005	2004	% Change	2005	2004	% Change
0-149999	0	0	0.0	2	0	0.0
150000-299999	0	1	-100.0	4	4	0.0
300000-449999	0	4	-400.0	3	3	0.0
450000-599999	2	4	-50.0	5	3	66.7
600000-749999	4	1	300.0	5	6	-16.7
750000-999999	3	2	50.0	8	8	0.0
1000000 & Over	1	0	0.0	5	0	100.0
Grand Total:	10	12	-16.7	32	24	33.3

INVENTORY TREND

Listings Active At End Of Month

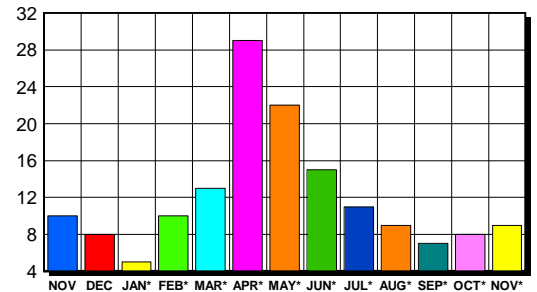


CONTRACTS

Price Range	New This Month			Year-To-Date		
	2005	2004	% Change	2005	2004	% Change
0-149999	0	0	0.0	0	0	0.0
150000-299999	0	1	-100.0	1	3	-66.7
300000-449999	0	4	-400.0	9	35	-74.3
450000-599999	2	2	0.0	58	57	1.8
600000-749999	3	2	50.0	37	37	0.0
750000-999999	3	2	50.0	25	35	-28.6
1000000 & Over	1	1	0.0	8	3	166.7
Grand Total:	9	12	-25.0	138	170	-18.8

SALES TREND

Contracts Ratified Per Month



SETTLEMENTS

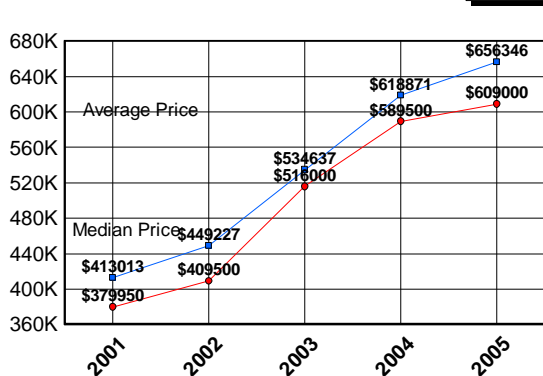
Price Range	New This Month			Year-To-Date		
	2005	2004	% Change	2005	2004	% Change
0-149999	0	0	0.0	0	0	0.0
150000-299999	0	1	-100.0	1	3	-66.7
300000-449999	0	1	-100.0	8	32	-75.0
450000-599999	3	5	-40.0	57	54	5.6
600000-749999	0	6	-600.0	34	36	-5.6
750000-999999	0	5	-500.0	28	37	-24.3
1000000 & Over	0	2	-200.0	7	4	75.0
Grand Total:	3	20	-85.0	135	166	-18.7

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

