

FAIRFAX COUNTY HOUSING REPORT

Residential Market Report

Condo/Co-ops

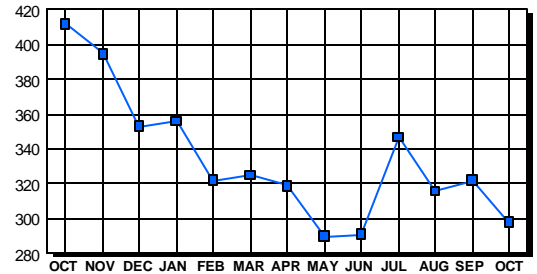
October 2003

LISTINGS

Price Range	New This Month			Total Active		
	2003	2002	% Change	2003	2002	% Change
0-49999	0	1	-100.0	6	6	0.0
50000-99999	22	58	-62.1	53	72	-26.4
100000-149999	87	172	-49.4	80	107	-25.2
150000-199999	129	175	-26.3	62	87	-28.7
200000-299999	147	116	26.7	60	101	-40.6
300000-399999	26	16	62.5	26	28	-7.1
400000-499999	7	0	700.0	4	2	100.0
500000 & Over	4	5	-20.0	7	9	-22.2
Grand Total:	422	543	-22.3	298	412	-27.7

INVENTORY TREND

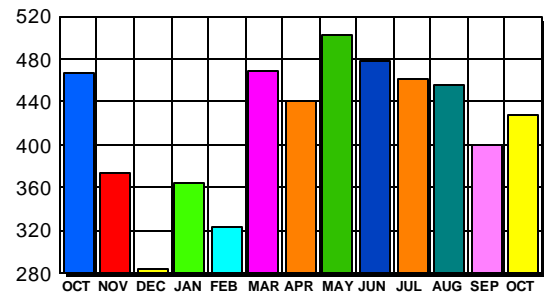
Listings Active At End Of Month



CONTRACTS

Price Range	New This Month			Year-To-Date		
	2003	2002	% Change	2003	2002	% Change
0-49999	0	0	0.0	1	4	-75.0
50000-99999	23	50	-54.0	259	681	-62.0
100000-149999	89	163	-45.4	1,193	1,529	-22.0
150000-199999	134	144	-6.9	1,348	1,262	6.8
200000-299999	145	94	54.3	1,258	612	105.6
300000-399999	28	16	75.0	214	100	114.0
400000-499999	5	1	400.0	31	12	158.3
500000 & Over	3	2	50.0	16	7	128.6
Grand Total:	427	470	-9.1	4,320	4,207	2.7

SALES TREND



DATA SOURCE

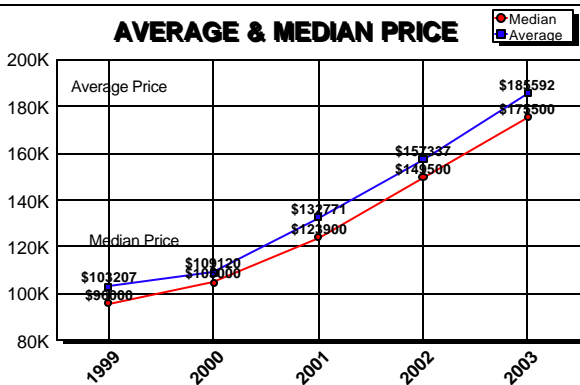
Metropolitan Regional Information System (MRIS)

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	1	-100.0	1	3	-66.7
50000-99999	11	40	-72.5	245	674	-63.6
100000-149999	91	126	-27.8	1,180	1,415	-16.6
150000-199999	137	114	20.2	1,300	1,180	10.2
200000-299999	155	75	106.7	1,207	569	112.1
300000-399999	24	10	140.0	212	94	125.5
400000-499999	3	0	300.0	31	9	244.4
500000 & Over	3	0	300.0	11	6	83.3
Grand Total:	424	366	15.8	4,187	3,950	6.0

AVERAGE & MEDIAN PRICE



MARKET BY PRICE RANGE

