

ALEXANDRIA CITY HOUSING REPORT

Residential Market Report

Single Family Homes

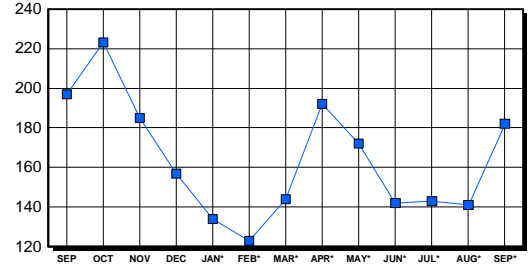
September 2003

LISTINGS

Price Range	New This Month			Total Active		
	2003	2002	% Change	2003	2002	% Change
0-149999	1	2	-50.0	6	6	0.0
150000-299999	18	41	-56.1	23	39	-41.0
300000-449999	47	86	-45.3	42	61	-31.1
450000-599999	54	44	22.7	48	36	33.3
600000-749999	21	23	-8.7	28	23	21.7
750000-999999	14	15	-6.7	16	21	-23.8
1000000 & Over	9	12	-25.0	19	11	72.7
Grand Total:	164	223	-26.5	182	197	-7.6

INVENTORY TREND

Listings Active At End Of Month

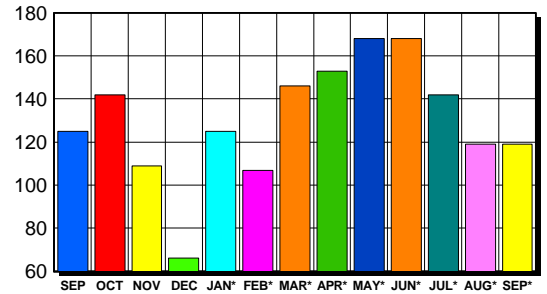


CONTRACTS

Price Range	New This Month			Year-To-Date		
	2003	2002	% Change	2003	2002	% Change
0-149999	0	1	-100.0	4	20	-80.0
150000-299999	22	29	-24.1	216	314	-31.2
300000-449999	44	42	4.8	532	421	26.4
450000-599999	31	23	34.8	280	184	52.2
600000-749999	12	13	-7.7	116	71	63.4
750000-999999	6	8	-25.0	60	62	-3.2
1000000 & Over	4	5	-20.0	39	35	11.4
Grand Total:	119	121	-1.7	1,247	1,107	12.6

SALES TREND

Contracts Ratified Per Month



SETTLEMENTS

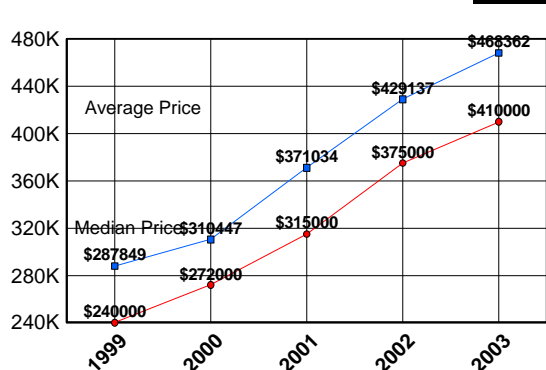
Price Range	New This Month			Year-To-Date		
	2003	2002	% Change	2003	2002	% Change
0-149999	1	4	-75.0	4	25	-84.0
150000-299999	14	27	-48.1	192	305	-37.0
300000-449999	51	46	10.9	532	420	26.7
450000-599999	27	18	50.0	262	171	53.2
600000-749999	10	9	11.1	103	66	56.1
750000-999999	4	5	-20.0	60	46	30.4
1000000 & Over	3	2	50.0	37	26	42.3
Grand Total:	110	111	-0.9	1,190	1,059	12.4

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

