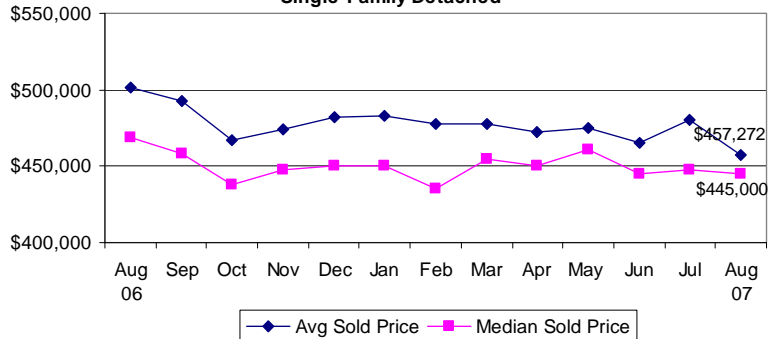


# PRINCE WILLIAM COUNTY SINGLE-FAMILY DETACHED 2007

# AUGUST

(includes the cities of Manassas and Manassas Park)

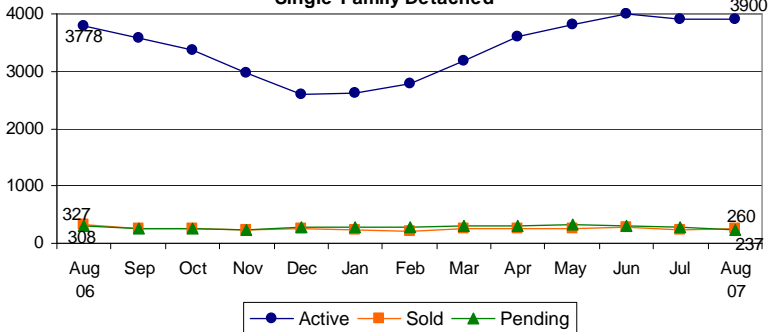
**Average and Median Sold Price**  
Prince William County  
Single-Family Detached



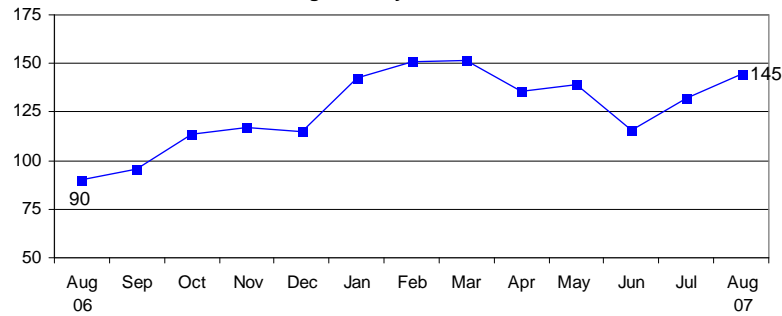
**Price Data**  
Prince William County  
Single-Family Detached

	Aug 06	Aug 07	% Chg.
Avg. Sold Price	\$501,247	\$457,272	-9%
Avg. Net Price	\$492,294	\$449,202	-9%
Median Sold Price	\$469,000	\$445,000	-5%

**Units Sold, Pending Contracts and Active Listings**  
Prince William County  
Single-Family Detached



**Days on the Market**  
Prince William County  
Single-Family Detached



**Units Sold by Price Range**  
Prince William County  
Single-Family Detached

Price Range	Aug 06	Aug 07	% Chg.
Less than \$200,000	2	1	-50%
\$200,000-299,999	4	19	375%
\$300,000-399,999	80	70	-13%
\$400,000-499,999	105	91	-13%
\$500,000-599,999	80	55	-31%
\$600,000-699,999	29	17	-41%
\$700,000-799,999	13	2	-85%
\$800,000-899,999	6	1	-83%
\$900,000-999,999	2	2	0%
\$1,000,000+	6	2	-67%
<b>Totals</b>	<b>327</b>	<b>260</b>	<b>-20%</b>

**Listings by Price Range**  
Prince William County  
Single-Family Detached

Price Range	Active Listings			New Listings		
	Aug 06	Aug 07	% Chg.	Aug 06	Aug 07	% Chg.
Less than \$200,000	3	10	233%	2	4	100%
\$200,000-299,999	21	358	1605%	16	273	1606%
\$300,000-399,999	642	1113	73%	582	1079	85%
\$400,000-499,999	1069	1066	0%	1119	1077	-4%
\$500,000-599,999	901	642	-29%	937	705	-25%
\$600,000-699,999	562	316	-44%	613	372	-39%
\$700,000-799,999	273	159	-42%	271	158	-42%
\$800,000-899,999	125	81	-35%	141	91	-35%
\$900,000-999,999	75	56	-25%	79	59	-25%
\$1,000,000+	107	99	-7%	111	95	-14%
<b>Totals</b>	<b>3778</b>	<b>3900</b>	<b>3%</b>	<b>3871</b>	<b>3913</b>	<b>1%</b>

**DEFINITIONS**

Active listings: listings with one of the following listings statuses at the end of the month: ACTIVE, CNTG/NO KO or CNTG/KO.  
 Pending contracts: homes that went under contract during the month.  
 Avg. sold price: mathematical average of price of all homes sold.  
 Median sold price: price at which half of the homes sold for more and half sold for less.  
 Net price: sold price minus the amount of any seller subsidy.  
 Days on the market: calculated from the MRIS days on the market field (DOMP).

Data Source: Metropolitan Regional Information Systems, Inc. (MRIS)

Data presented in this report may differ from MRIS and other reports because of the different timing of data retrieval.