

# FAIRFAX COUNTY

## Residential Market Report



# HOUSING REPORT

## CONDO & COOPS

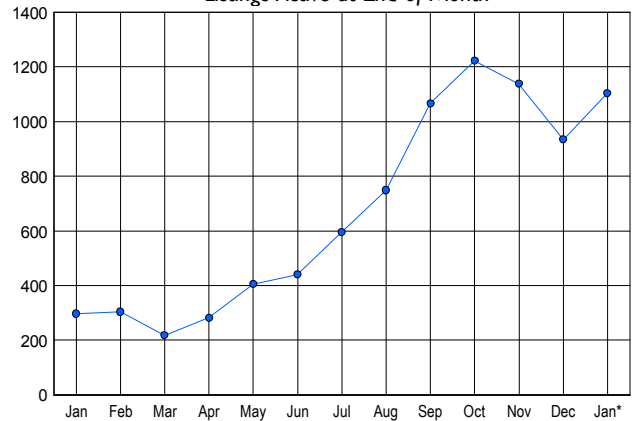
### January 2006

### LISTINGS

Price Range	New This Month			Total Actives		
	2006	2005	% Change	2006	2005	% Change
0 - 149,999	8	11	-27.3	24	120	-400.0
150,000 - 199,999	10	40	-75.0	20	24	-20.0
200,000 - 299,999	210	181	16.0	374	67	82.1
300,000 - 399,999	262	120	118.3	441	53	88.0
400,000 - 499,999	89	23	287.0	135	20	85.2
500,000 - 599,999	32	4	700.0	60	5	91.7
600,000 - 699,999	7	1	600.0	12	3	75.0
700,000 - 799,999	1	1	0.0	9	0	100.0
800,000 - 899,999	3	1	200.0	9	1	88.9
900,000 - 999,999	2	0	200.0	5	0	100.0
1,000,000 - 1,249,999	1	0	100.0	6	0	100.0
1,250,000 - 1,499,999	0	1	-100.0	5	3	40.0
1,500,000 +	1	1	0.0	4	1	75.0
<b>TOTALS</b>	<b>626</b>	<b>384</b>	<b>63.0</b>	<b>1104</b>	<b>297</b>	<b>271.7</b>

### INVENTORY TREND

Listings Active at End of Month

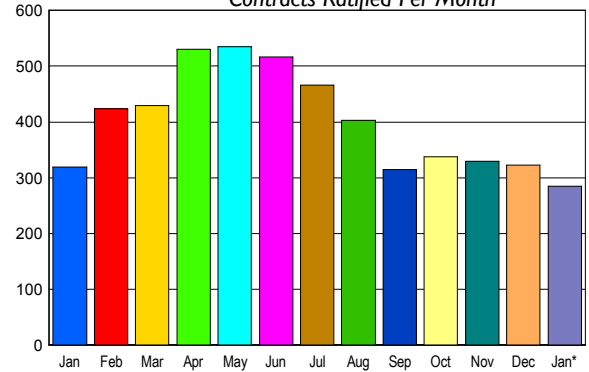


### CONTRACTS

Price Range	New This Month			Year-To-Date		
	2006	2005	% Change	2006	2005	% Change
0 - 149,999	0	4	-100.0	0	4	-100.0
150,000 - 199,999	15	39	-61.5	15	39	-61.5
200,000 - 299,999	122	157	-22.3	122	157	-22.3
300,000 - 399,999	107	101	5.9	107	101	5.9
400,000 - 499,999	31	12	158.3	31	12	158.3
500,000 - 599,999	3	4	-25.0	3	4	-25.0
600,000 - 699,999	4	0	400.0	4	0	400.0
700,000 - 799,999	0	1	-100.0	0	1	-100.0
800,000 - 899,999	2	1	100.0	2	1	100.0
900,000 - 999,999	0	0	0.0	0	0	0.0
1,000,000 - 1,249,999	0	0	0.0	0	0	0.0
1,250,000 - 1,499,999	0	0	0.0	0	0	0.0
1,500,000 +	1	0	100.0	1	0	100.0
<b>TOTALS</b>	<b>285</b>	<b>319</b>	<b>-10.7</b>	<b>285</b>	<b>319</b>	<b>-10.7</b>

### SALES TREND

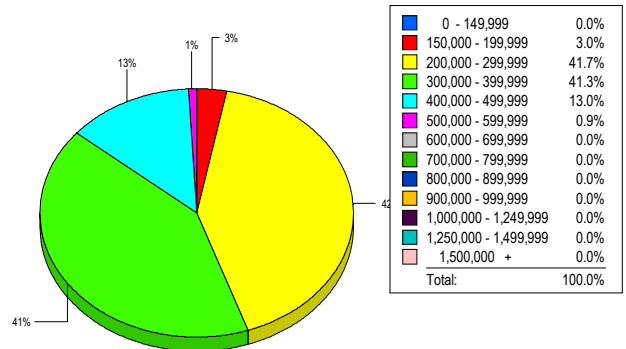
Contracts Ratified Per Month



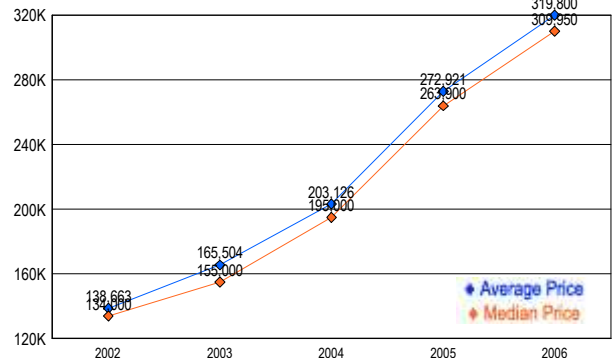
### SETTLEMENTS

Price Range	New This Month			Year-To-Date		
	2006	2005	% Change	2006	2005	% Change
0 - 149,999	0	6	-100.0	0	6	-100.0
150,000 - 199,999	7	44	-84.1	7	44	-84.1
200,000 - 299,999	96	182	-47.3	96	182	-47.3
300,000 - 399,999	95	76	25.0	95	76	25.0
400,000 - 499,999	30	15	100.0	30	15	100.0
500,000 - 599,999	2	3	-33.3	2	3	-33.3
600,000 - 699,999	0	1	-100.0	0	1	-100.0
700,000 - 799,999	0	2	-100.0	0	2	-100.0
800,000 - 899,999	0	0	0.0	0	0	0.0
900,000 - 999,999	0	0	0.0	0	0	0.0
1,000,000 - 1,249,999	0	0	0.0	0	0	0.0
1,250,000 - 1,499,999	0	0	0.0	0	0	0.0
1,500,000 +	0	0	0.0	0	0	0.0
<b>TOTALS</b>	<b>230</b>	<b>329</b>	<b>-30.1</b>	<b>230</b>	<b>329</b>	<b>-30.1</b>

### MARKET BY PRICE RANGE



### AVERAGE & MEDIAN PRICE



DATA SOURCE: Metropolitan Regional Information Systems, Inc. (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