

FALLS CHURCH CITY HOUSING REPORT

Residential Market Report

Condo/Co-ops

March

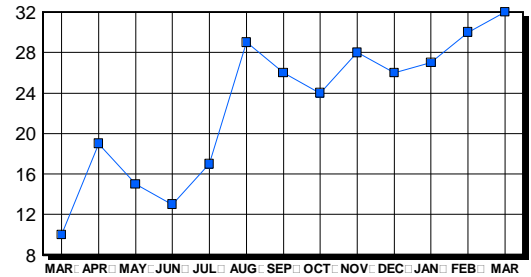
2006

LISTINGS

| Condo/Co-ops Price Range | New This Month | | | Total Active | | |
|-----------------------------|----------------|-----------|--------------|--------------|-----------|--------------|
| | 2006 | 2005 | % Change | 2006 | 2005 | % Change |
| 0-49999 | 0 | 0 | 0.0 | 0 | 0 | 0.0 |
| 50000-99999 | 0 | 0 | 0.0 | 3 | 3 | 0.0 |
| 100000-149999 | 0 | 0 | 0.0 | 2 | 2 | 0.0 |
| 150000-199999 | 0 | 2 | -200.0 | 0 | 0 | 0.0 |
| 200000-299999 | 9 | 13 | -30.8 | 23 | 2 | 1,050.0 |
| 300000-399999 | 3 | 4 | -25.0 | 3 | 3 | 0.0 |
| 400000-499999 | 0 | 1 | -100.0 | 0 | 0 | 0.0 |
| 500000 & Over | 0 | 1 | -100.0 | 1 | 0 | 100.0 |
| Grand Total: | 12 | 21 | -42.9 | 32 | 10 | 220.0 |

INVENTORY TREND

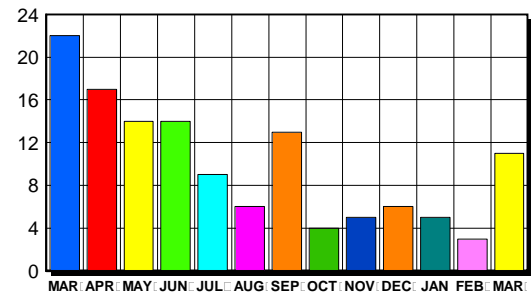
Listings Active At End Of Month



CONTRACTS

| Condo/Co-ops Price Range | New This Month | | | Year-To-Date | | |
|-----------------------------|----------------|-----------|--------------|--------------|-----------|--------------|
| | 2006 | 2005 | % Change | 2006 | 2005 | % Change |
| 0-49999 | 0 | 0 | 0.0 | 0 | 0 | 0.0 |
| 50000-99999 | 0 | 0 | 0.0 | 0 | 0 | 0.0 |
| 100000-149999 | 0 | 0 | 0.0 | 0 | 0 | 0.0 |
| 150000-199999 | 0 | 1 | -100.0 | 0 | 5 | 0.0 |
| 200000-299999 | 9 | 13 | -30.8 | 15 | 24 | -37.5 |
| 300000-399999 | 2 | 4 | -50.0 | 4 | 6 | -33.3 |
| 400000-499999 | 0 | 0 | 0.0 | 0 | 0 | 0.0 |
| 500000 & Over | 0 | 2 | -200.0 | 0 | 3 | 0.0 |
| Grand Total: | 11 | 20 | -45.0 | 19 | 38 | -50.0 |

SALES TREND



SETTLEMENTS

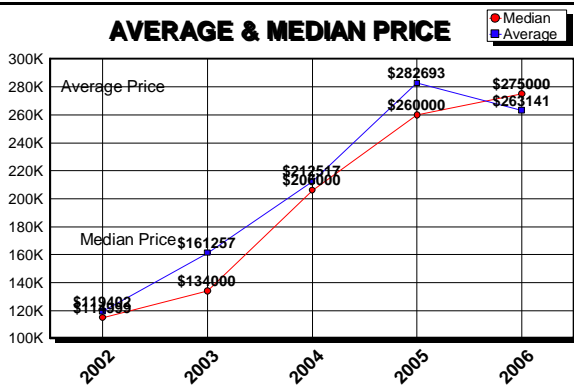
| Condo/Co-ops Price Range | New This Month | | | Year-To-Date | | |
|-----------------------------|----------------|-----------|--------------|--------------|-----------|--------------|
| | 2006 | 2005 | % Change | 2006 | 2005 | % Change |
| 0-49999 | 0 | 0 | 0.0 | 0 | 0 | 0.0 |
| 50000-99999 | 0 | 0 | 0.0 | 0 | 0 | 0.0 |
| 100000-149999 | 0 | 0 | 0.0 | 0 | 0 | 0.0 |
| 150000-199999 | 0 | 1 | -100.0 | 0 | 4 | 0.0 |
| 200000-299999 | 2 | 7 | -71.4 | 8 | 21 | -61.9 |
| 300000-399999 | 0 | 1 | -100.0 | 2 | 1 | 100.0 |
| 400000-499999 | 0 | 1 | -100.0 | 0 | 1 | 0.0 |
| 500000 & Over | 0 | 1 | -100.0 | 0 | 1 | 0.0 |
| Grand Total: | 2 | 11 | -81.8 | 10 | 28 | -64.3 |

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

