

FALLS CHURCH CITY HOUSING REPORT

Residential Market Report

Single Family Homes

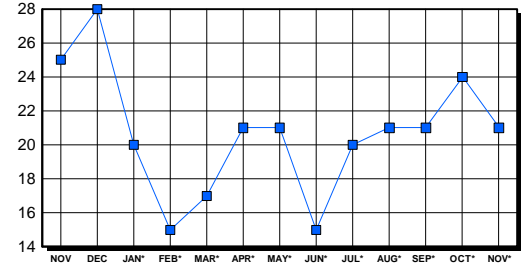
November 2002

LISTINGS

Price Range	New This Month			Total Active		
	2002	2001	% Change	2002	2001	% Change
0-149999	0	0	0.0	0	0	100.0
150000-299999	2	3	-33.3	6	4	50.0
300000-449999	5	3	66.7	5	7	-28.6
450000-599999	0	7	-700.0	0	9	0.0
600000-749999	1	2	-50.0	3	4	-25.0
750000-999999	4	0	0.0	7	0	100.0
1000000 & Over	0	0	0.0	0	1	0.0
Grand Total:	12	15	-20.0	21	25	-16.0

INVENTORY TREND

Listings Active At End Of Month

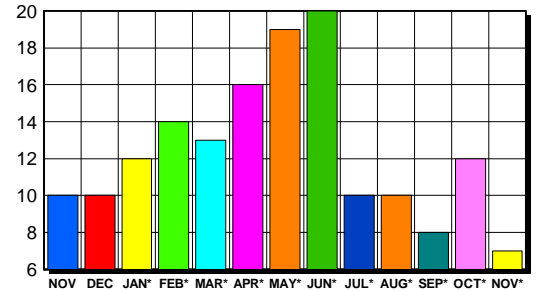


CONTRACTS

Price Range	New This Month			Year-To-Date		
	2002	2001	% Change	2002	2001	% Change
0-149999	0	0	0.0	0	0	0.0
150000-299999	1	4	-75.0	25	30	-16.7
300000-449999	4	1	300.0	55	44	25.0
450000-599999	1	5	-80.0	38	32	18.8
600000-749999	0	0	0.0	15	2	650.0
750000-999999	0	0	0.0	6	3	100.0
1000000 & Over	1	0	100.0	2	1	100.0
Grand Total:	7	10	-30.0	141	112	25.9

SALES TREND

Contracts Ratified Per Month



SETTLEMENTS

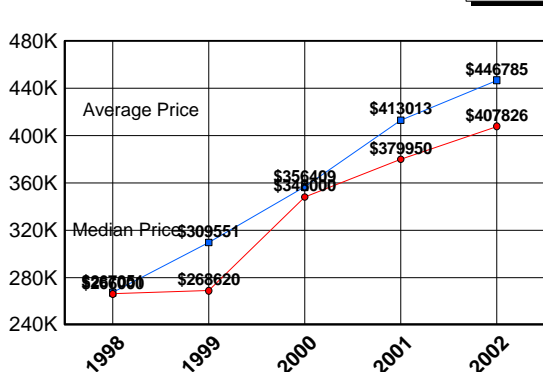
Price Range	New This Month			Year-To-Date		
	2002	2001	% Change	2002	2001	% Change
0-149999	0	0	0.0	0	0	0.0
150000-299999	0	2	-200.0	20	25	-20.0
300000-449999	3	3	0.0	62	45	37.8
450000-599999	1	3	-66.7	36	29	24.1
600000-749999	1	0	100.0	17	4	325.0
750000-999999	0	0	0.0	6	2	200.0
1000000 & Over	0	0	0.0	1	1	0.0
Grand Total:	5	8	-37.5	142	106	34.0

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

