

FAIRFAX CITY HOUSING REPORT

Residential Market Report

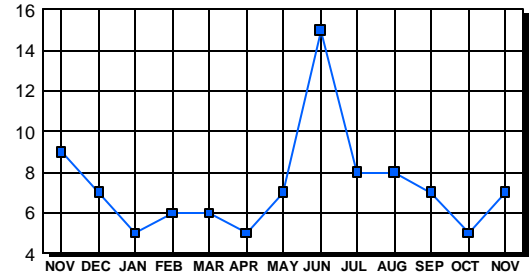
Condo/Co-ops
November 2002

LISTINGS

Price Range	New This Month			Total Active		
	2002	2001	% Change	2002	2001	% Change
0-49999	0	0	0.0	0	0	0.0
50000-99999	0	1	-100.0	3	4	-25.0
100000-149999	6	2	200.0	3	4	-25.0
150000-199999	1	1	0.0	1	0	100.0
200000-299999	0	1	-100.0	0	1	-100.0
300000-399999	0	0	0.0	0	0	0.0
400000-499999	0	0	0.0	0	0	0.0
500000 & Over	0	0	0.0	0	0	0.0
Grand Total:	7	5	40.0	7	9	-22.2

INVENTORY TREND

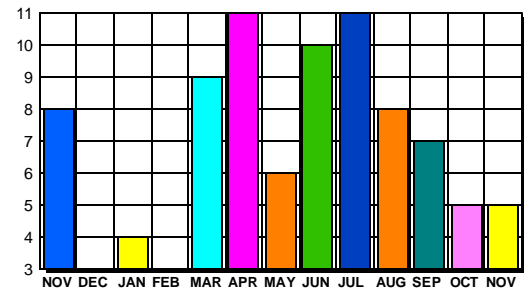
Listings Active At End Of Month



CONTRACTS

Price Range	New This Month			Year-To-Date		
	2002	2001	% Change	2002	2001	% Change
0-49999	0	0	0.0	0	0	0.0
50000-99999	0	2	-200.0	23	35	-34.3
100000-149999	5	4	25.0	47	18	161.1
150000-199999	0	1	-100.0	4	11	-63.6
200000-299999	0	0	0.0	5	0	500.0
300000-399999	0	0	0.0	0	0	0.0
400000-499999	0	1	-100.0	0	1	0.0
500000 & Over	0	0	0.0	0	0	0.0
Grand Total:	5	8	-37.5	79	65	21.5

SALES TREND



DATA SOURCE

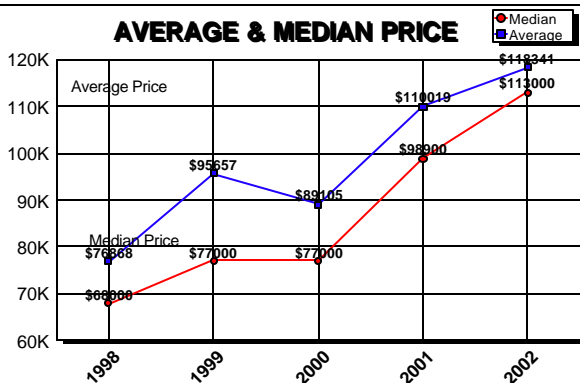
Metropolitan Regional Information System
(MRIS)

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.

SETTLEMENTS

Price Range	New This Month			Year-To-Date		
	2002	2001	% Change	2002	2001	% Change
0-49999	0	0	0.0	0	0	0.0
50000-99999	0	1	-100.0	24	34	-29.4
100000-149999	4	3	33.3	43	16	168.8
150000-199999	0	0	0.0	4	11	-63.6
200000-299999	1	0	100.0	4	0	400.0
300000-399999	0	0	0.0	0	0	0.0
400000-499999	0	1	-100.0	0	1	0.0
500000 & Over	0	0	0.0	0	0	0.0
Grand Total:	5	5	0.0	75	62	21.0

AVERAGE & MEDIAN PRICE



MARKET BY PRICE RANGE

