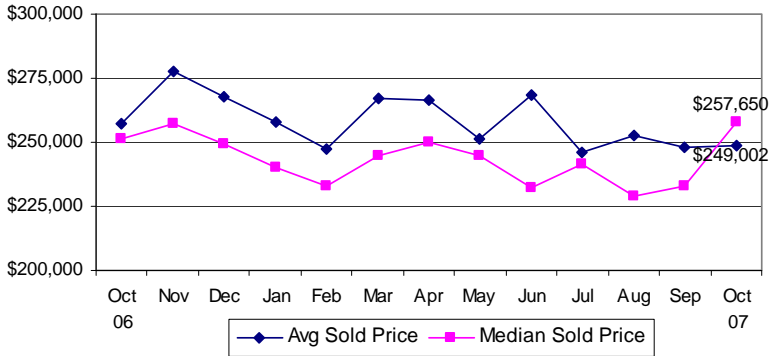


# PRINCE WILLIAM COUNTY CONDOMINIUMS

(includes the cities of Manassas and Manassas Park)

OCTOBER 2007

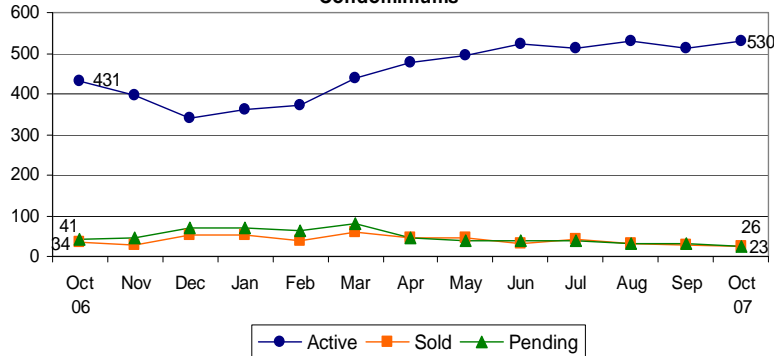
**Average and Median Sold Price**  
Prince William County  
Condominiums



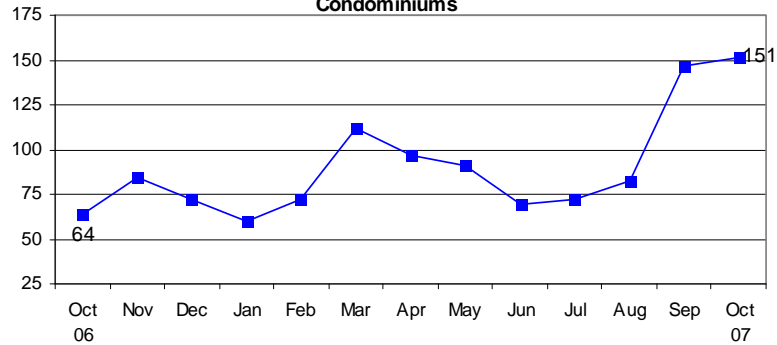
**Price Data**  
Prince William County  
Condominiums

|                   | Oct 06    | Oct 07    | % Chg. |
|-------------------|-----------|-----------|--------|
| Avg. Sold Price   | \$257,509 | \$249,002 | -3%    |
| Avg. Net Price    | \$250,585 | \$241,472 | -4%    |
| Median Sold Price | \$251,000 | \$257,650 | 3%     |

**Units Sold, Pending Contracts and Active Listings**  
Prince William County  
Condominiums



**Days on the Market**  
Prince William County  
Condominiums



**Units Sold by Price Range**  
Prince William County  
Condominiums

| Price Range         | Oct 06    | Oct 07    | % Chg.      |
|---------------------|-----------|-----------|-------------|
| Less than \$200,000 | 4         | 6         | 50%         |
| \$200,000-299,999   | 22        | 15        | -32%        |
| \$300,000-399,999   | 8         | 5         | -38%        |
| \$400,000-499,999   | 0         | 0         | -           |
| \$500,000-599,999   | 0         | 0         | -           |
| \$600,000-699,999   | 0         | 0         | -           |
| \$700,000-799,999   | 0         | 0         | -           |
| \$800,000-899,999   | 0         | 0         | -           |
| \$900,000-999,999   | 0         | 0         | -           |
| \$1,000,000+        | 0         | 0         | -           |
| <b>Totals</b>       | <b>34</b> | <b>26</b> | <b>-24%</b> |

**Listings by Price Range**  
Prince William County  
Condominiums

| Price Range         | Active Listings |            |            | New Listings |            |            |
|---------------------|-----------------|------------|------------|--------------|------------|------------|
|                     | Oct 06          | Oct 07     | % Chg.     | Oct 06       | Oct 07     | % Chg.     |
| Less than \$200,000 | 33              | 117        | 255%       | 8            | 25         | 213%       |
| \$200,000-299,999   | 220             | 293        | 33%        | 68           | 68         | 0%         |
| \$300,000-399,999   | 122             | 83         | -32%       | 36           | 20         | -44%       |
| \$400,000-499,999   | 37              | 19         | -49%       | 12           | 3          | -75%       |
| \$500,000-599,999   | 15              | 10         | -33%       | 2            | 2          | 0%         |
| \$600,000-699,999   | 1               | 4          | 300%       | 1            | 0          | -100%      |
| \$700,000-799,999   | 0               | 2          | -          | 0            | 0          | -          |
| \$800,000-899,999   | 1               | 2          | 100%       | 0            | 0          | -          |
| \$900,000-999,999   | 1               | 0          | -          | 0            | 0          | -          |
| \$1,000,000+        | 1               | 0          | -          | 0            | 0          | -          |
| <b>Totals</b>       | <b>431</b>      | <b>530</b> | <b>23%</b> | <b>127</b>   | <b>118</b> | <b>-7%</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.