

Metropolitan Regional Information Systems, Inc. Real Estate Trend Indicator - <\$100K to >\$5M Format

Fairfax County, Fairfax City, Arlington County, Alexandria City, & Falls Church City, VA (NVAR)
From: 11/01/2008 to 11/30/2008 Statistics generated on: 12/08/2008

Price Class	Residential Unit Sales Number of Bedrooms					Active Listings			Time on Market	
	2 Or Less	3	4 or More	Condo Coop	Ground Rent	Residential	Condo Coop	Ground Rent	of Units Sold (No. of Units)	
Under \$100,000	0	1	0	14	1	12	121	7	1 -30 Days	391
\$100,000 - 149,999	2	16	2	49	0	67	318	0	31-60 Days	181
\$150,000 - 199,999	10	26	7	50	0	213	374	0	61 - 90 Days	123
\$200,000 - 249,999	9	39	18	45	0	380	332	0	91-120 Days	103
\$250,000 - 299,999	16	63	44	36	0	592	371	0	Over 120 Days	302
\$300,000 - 349,999	13	58	46	24	0	530	209	1	Total	1100
\$350,000 - 399,999	8	40	34	18	0	549	156	0	Type of Financing of Units Sold (No. of Units)	
\$400,000 - 449,999	4	32	42	6	0	423	89	0	Conventional	612
\$450,000 - 499,999	1	26	30	6	0	440	66	0	FHA	276
\$500,000 - 599,999	4	31	47	11	0	671	87	1	VA	62
\$600,000 - 699,999	0	18	33	1	0	473	30	0	Assumption	21
\$700,000 - 799,999	1	8	33	1	0	354	18	0	Cash	118
\$800,000 - 899,999	0	5	17	0	0	262	20	0	Owner Finance	0
\$900,000 - 999,999	1	0	7	1	0	189	9	0	All Other	11
\$1,000,000 - 2,499,999	0	1	37	1	0	802	35	0	Unreported	0
\$2,500,000 - 4,999,999	0	0	5	0	0	124	7	0	Total	1100
\$5,000,000 & Over	0	0	1	0	0	36	1	0	Grand Totals	
Totals	69	364	403	263	1	6117	2243	9	1100	
Grand Totals	1100					8369				

	2008	2007	% Change	
Total Sold Dollar Volume:	\$ 465,396,519	\$ 547,335,079	- 14.97 %	Total Number of NEW listings taken for the month: 1966
Average Sold Price:	\$ 423,088	\$ 513,930	- 17.68 %	Total Number of Properties marked Contract for the month: 762
Median Sold Price:	\$ 335,000	\$ 425,000	- 21.18 %	Total Number of Properties marked Contingent for the month: 696
Total Units Sold:	1,100	1,065	3.29 %	Total Number of NEW pendings (CONTRACTS + CONTINGENTS): 1458
Average Days on Market:	91	99	- 8.08 %	
Average List Price for Solds:	\$ 464,617	\$ 556,627	- 16.53 %	
Avg Sale Price as a percentage of Avg List Price:	91.06 %	92.33 %		

Source: Metropolitan Regional Information Systems, Inc. - MLS Resale Data
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