

Local Market Updates

A free research tool from MRIS, Inc.



Fairfax City

December

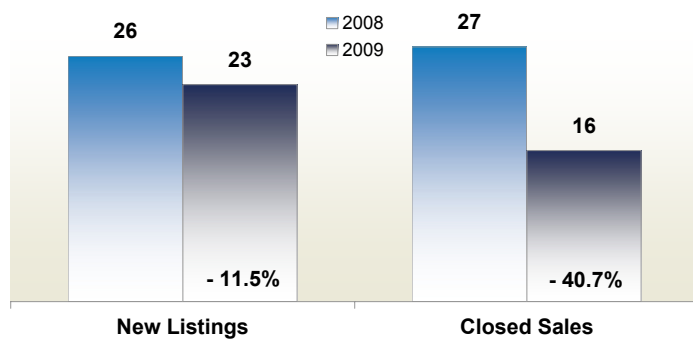
Year to Date

	2008	2009	Change	2008	2009	Change
New Listings	26	23	- 11.5%	555	458	- 17.5%
Closed Sales	27	16	- 40.7%	271	292	+ 7.7%
Pending Sales	12	16	+ 33.3%	282	319	+ 13.1%
Median Sales Price*	\$350,000	\$348,500	- 0.4%	\$386,500	\$350,000	- 9.4%
Percent of Original List Price Received at Sale*	93.4%	94.5%	+ 1.1%	92.8%	93.5%	+ 0.7%
Average Days on Market Until Sale	96	60	- 37.6%	104	77	- 26.0%
Single-Family Detached Inventory	71	35	- 50.7%	--	--	--
Townhouse-Condo Inventory	48	17	- 64.6%	--	--	--

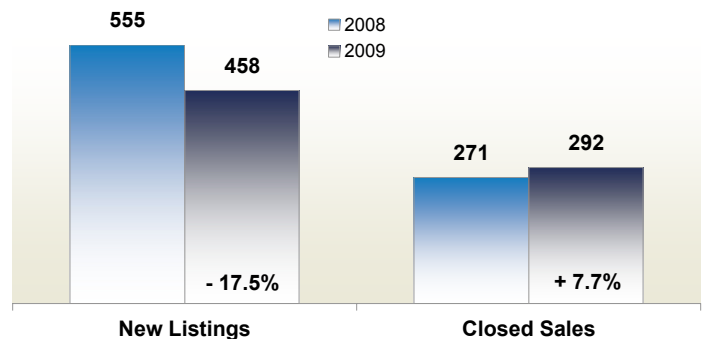
*Does not account for seller concessions.

Some of the figures referenced in this report are for only one month worth of activity. As such, they can sometimes look extreme due to the small sample size involved.

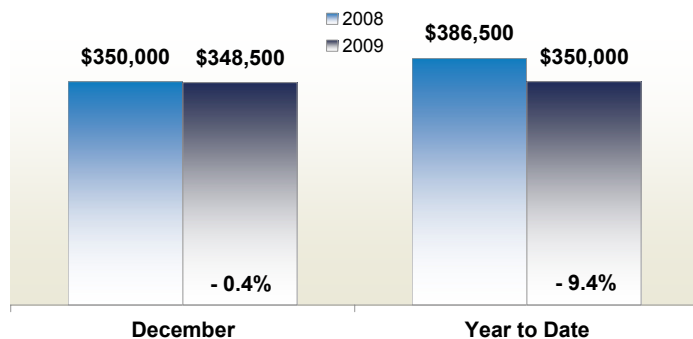
Activity—Most Recent Month



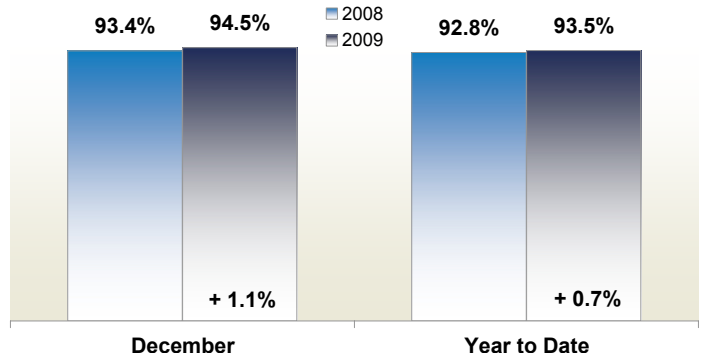
Activity—Year to Date



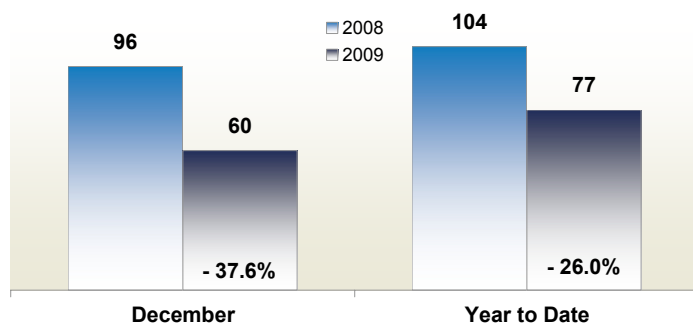
Median Sales Price



Percent of Original List Price Received at Sale



Days on Market Until Sale



Inventory of Homes for Sale

