

# D.C. HOUSING REPORT

## Residential Market Report

### Condo/Co-ops

September

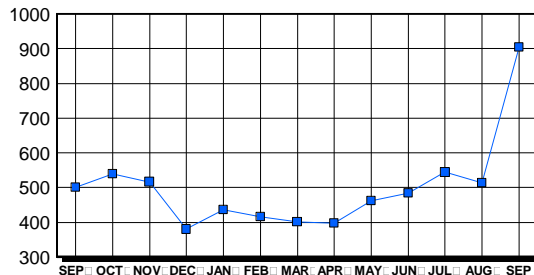
2005

#### LISTINGS

Price Range	New This Month			Total Active		
	2005	2004	% Change	2005	2004	% Change
0-49999	5	4	25.0	15	11	36.4
50000-99999	4	11	-63.6	15	23	-34.8
100000-149999	8	39	-79.5	11	37	-70.3
150000-199999	36	48	-25.0	55	48	14.6
200000-299999	143	125	14.4	125	72	73.6
300000-399999	200	130	53.8	201	79	154.4
400000-499999	140	86	62.8	151	79	91.1
500000 & Over	238	92	158.7	331	152	117.8
<b>Grand Total:</b>	<b>774</b>	<b>535</b>	<b>44.7</b>	<b>904</b>	<b>501</b>	<b>80.4</b>

#### INVENTORY TREND

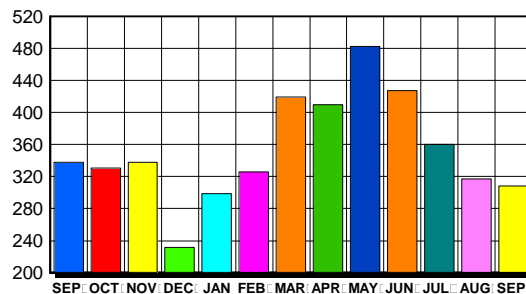
Listings Active At End Of Month



#### CONTRACTS

Price Range	New This Month			Year-To-Date		
	2005	2004	% Change	2005	2004	% Change
0-49999	1	0	100.0	6	6	0.0
50000-99999	2	13	-84.6	26	71	-63.4
100000-149999	10	28	-64.3	101	160	-36.9
150000-199999	20	35	-42.9	235	326	-27.9
200000-299999	76	101	-24.8	758	912	-16.9
300000-399999	70	83	-15.7	851	727	17.1
400000-499999	58	45	28.9	614	416	47.6
500000 & Over	71	48	47.9	757	375	101.9
<b>Grand Total:</b>	<b>308</b>	<b>353</b>	<b>-12.7</b>	<b>3,348</b>	<b>2,993</b>	<b>11.9</b>

#### SALES TREND



#### SETTLEMENTS

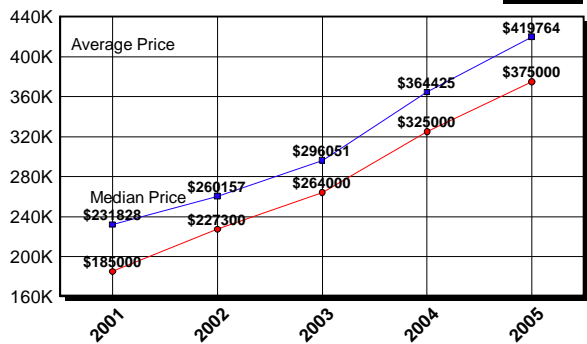
Price Range	New This Month			Year-To-Date		
	2005	2004	% Change	2005	2004	% Change
0-49999	0	0	0.0	4	8	-50.0
50000-99999	3	8	-62.5	22	63	-65.1
100000-149999	2	6	-66.7	114	100	14.0
150000-199999	16	25	-36.0	168	238	-29.4
200000-299999	71	56	26.8	657	749	-12.3
300000-399999	71	42	69.0	836	710	17.7
400000-499999	60	32	87.5	634	367	72.8
500000 & Over	61	24	154.2	764	373	104.8
<b>Grand Total:</b>	<b>284</b>	<b>193</b>	<b>47.2</b>	<b>3,199</b>	<b>2,608</b>	<b>22.7</b>

#### 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

