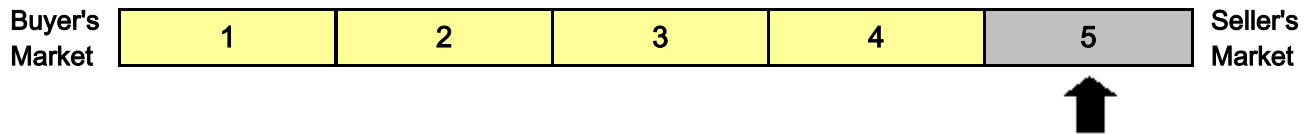


## Falls Church City, VA



### Labor Market :

In the three months of the first quarter, 106 jobs were added to the payrolls of Falls Church City. As a result of these new jobs, the average monthly unemployment rate fell from 3% during the fourth quarter to 2.9% for January, February and March. The strong employment climate may help to create demand for home purchases. Favorable mortgage rates should augment this trend.

### Housing Market :

	Q4' 05	Q1' 06	Q2' 06 (Forecast)
Average Price	\$559,200	\$610,800	↑
# Homes on the Market *	58	78	↑
# Homes Sold **	36	26	↑
# New Homes Built	3	2 ***	↑
Avg # of Days on Market	30	41	↓

\* Available as of Mar. 31, 2006.

\*\* May not add to total of zip codes.

\*\*\* During the first two months of 1st quarter.

### Data by Zip Codes for Q1 2006

Zip Code	Average Price	Price Change ****	Total # Homes Sold (Quarter)	% Change in # Homes Sold ****	Average Days on Market	% of Asking Price (Sold/List Price)
22046	\$650,000	19.68%	23	-14.81%	45	98.8%
OTHER	\$310,300	-48.71%	3	50.00%	21	100.1%

\*\*\*\* % Change of current quarter compared to the same quarter to year ago.