



Washington, D.C. Metropolitan Area Foreclosure Monitor: County Profiles



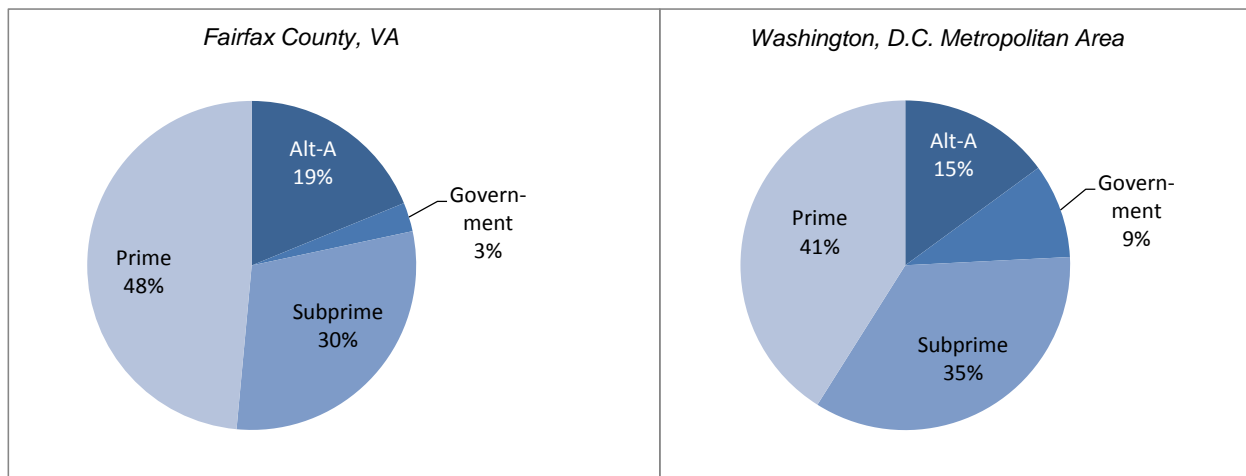
Fairfax County, VA December 2010

Key Mortgage Performance Indicators

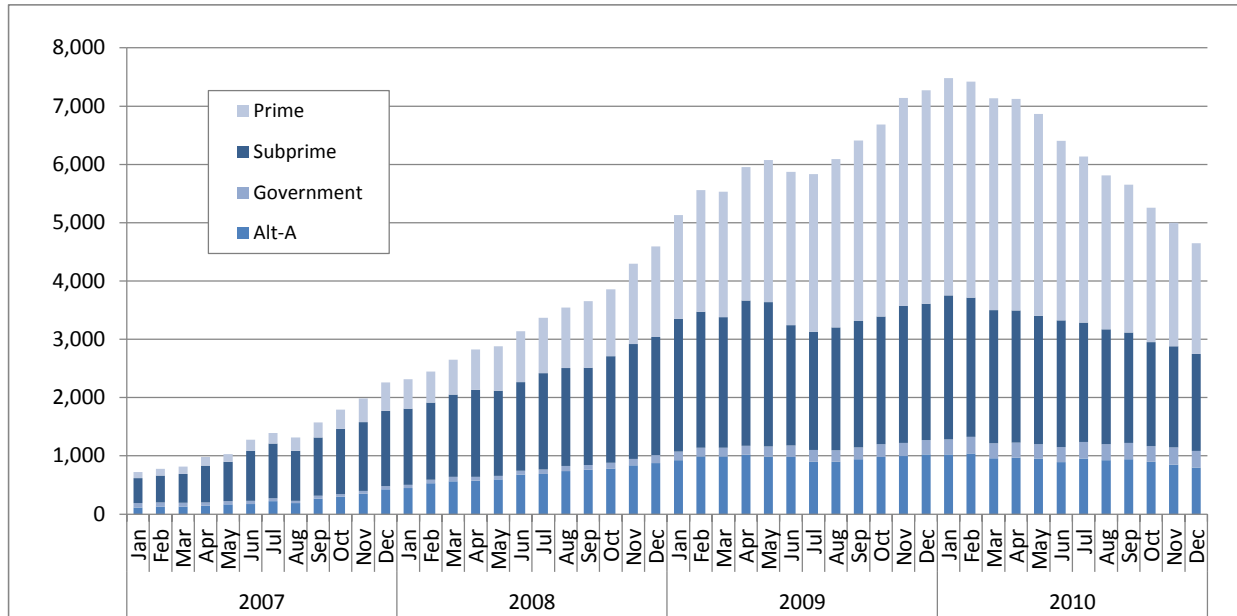
December 2010	Fairfax County, VA	Washington, D.C. Metropolitan Area
Foreclosure Inventory		
Number of Loans	4,000	29,900
Percent of Loans	1.6	2.5
Mortgages 30 or More Days Delinquent		
Number of Loans	9,700	92,100
Percent of Loans	3.9	7.6
Pct. Point Change Since 12/2009	-1.4	-1.7
Pct. Point Change Since 12/2008	-0.6	0.0
Mortgages 90 or More Days Delinquent		
Number of Loans	4,600	46,500
Percent of Loans	1.9	3.9
Pct. Point Change Since 12/2009	-1.1	-1.2
Pct. Point Change Since 12/2008	0.0	0.8
ZIP Codes with High/Highest Risk for New REO		
Number of ZIP Codes	4	89
Percent of ZIP Codes	10.0	37.9

Note: Number of loans rounded to the nearest hundred

Foreclosure Inventory by Loan Grade, December 2010



Number of First-lien Mortgages 90 or More Days Delinquent, Fairfax County, VA



Seriously delinquent mortgages are those that are 90 days or more past due and not in the foreclosure inventory. Only areas with more than 500 loans are included in the delinquency analysis. See the *Foreclosure Monitor Technical Appendix* for details about the indicator.

FAIRFAX COUNTY, VA TOP ZIP CODES BY SERIOUS DELINQUENCY RATE December 2010		
ZIP Code	Area	Percent
	Fairfax County, VA	1.9
	Metropolitan Area	3.9
22309	Alexandria	4.2
22079	Lorton	3.4
22306	Alexandria	3.2
20121	Centreville	3.0
20170	Herndon	3.0
22044	Falls Church	3.0
22312	Alexandria	2.9
22150	Springfield	2.8
22151	Springfield	2.7
22003	Annandale	2.6

Data presented for real estate owned (REO) properties compare the relative rate of REO in a ZIP code with the average REO Rate in all ZIP codes. Only areas with more than 500 loans are included in the REO analysis. See the *Foreclosure Monitor Technical Appendix* for details about the indicator.

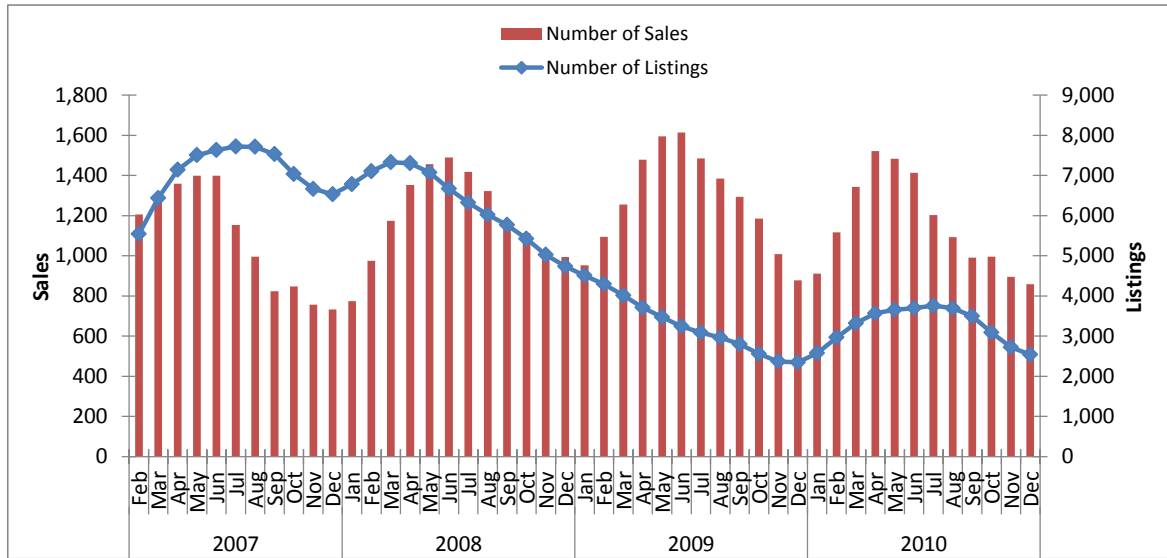
FAIRFAX COUNTY, VA TOP ZIP CODES BY HIGH/HIGHEST RISK FOR NEW REO December 2010		
ZIP Code	Area	Risk Level
22309	Alexandria	High
22306	Alexandria	High
20121	Centreville	High
20170	Herndon	High
22150	Springfield	Moderate
22079	Lorton	Moderate
22312	Alexandria	Moderate
20120	Centreville	Moderate
22151	Springfield	Moderate
22042	Falls Church	Moderate

Key Sales Market Indicators, Fairfax County, VA

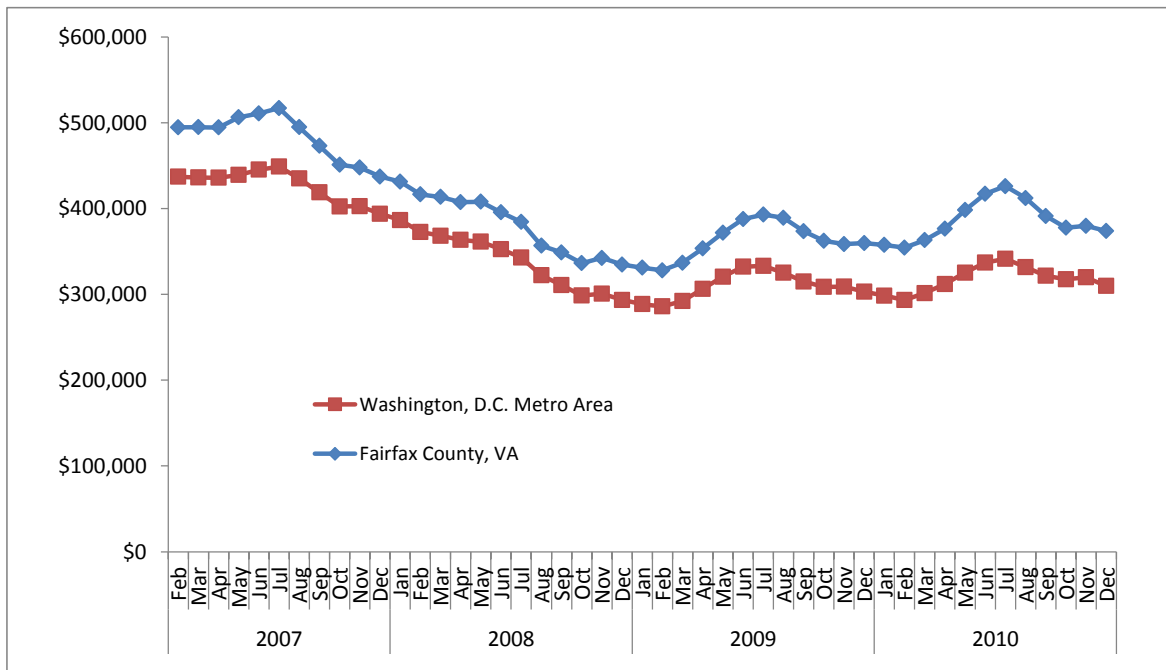
	December				Percent Change (%)		
	2000	2007	2009	2010	2000-10	2007-10	2009-10
Number of Sales							
County	1,444	882	1,047	1,068	-26.0	21.1	2.0
Metro Area	6,582	4,209	5,472	5,220	-20.7	24.0	-4.6
Median Sales Price							
County	\$288,353	\$452,093	\$367,183	\$388,000	34.6	-14.2	5.7
Metro Area	\$232,448	\$407,165	\$314,677	\$317,383	36.5	-22.1	0.9
Number of New Listings							
County	920	1,224	902	735	-20.1	-40.0	-18.5
Metro Area	4,780	7,085	5,611	5,188	8.5	-26.8	-7.5
Number of Listings							
County	1,626	6,407	2,236	2,606	60.3	-59.3	16.5
Metro Area	12,709	39,683	20,483	22,350	75.9	-43.7	9.1
Months of Inventory							
County	2.0	8.1	4.5	4.1	108.8	-49.0	-8.3
Metro Area	3.1	10.4	6.1	6.2	102.2	-40.5	2.0

Note: Sales data included in the table above and following charts are for single-family homes and condominium units.

Sales Market Activity: Three-Month Averages, Fairfax County, VA



Adjusted Median Sales Price: Three-Month Averages, Fairfax County, VA and Metro Area
 Prices in December 2010 dollars



This publication was funded through a grant from Fannie Mae. Electronic versions of the Foreclosure Monitor and its Technical Appendix are available online at www.mwcog.org and www.NeighborhoodInfoDC.org. To learn more about foreclosure prevention activities in the region, visit the Capital Area Foreclosure Network (CAFN) at www.CAFN.org.

The views expressed are those of the authors and should not be attributed to the Urban Institute, Metropolitan Washington Council of Governments, Fannie Mae, their trustees, or their funders.