



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



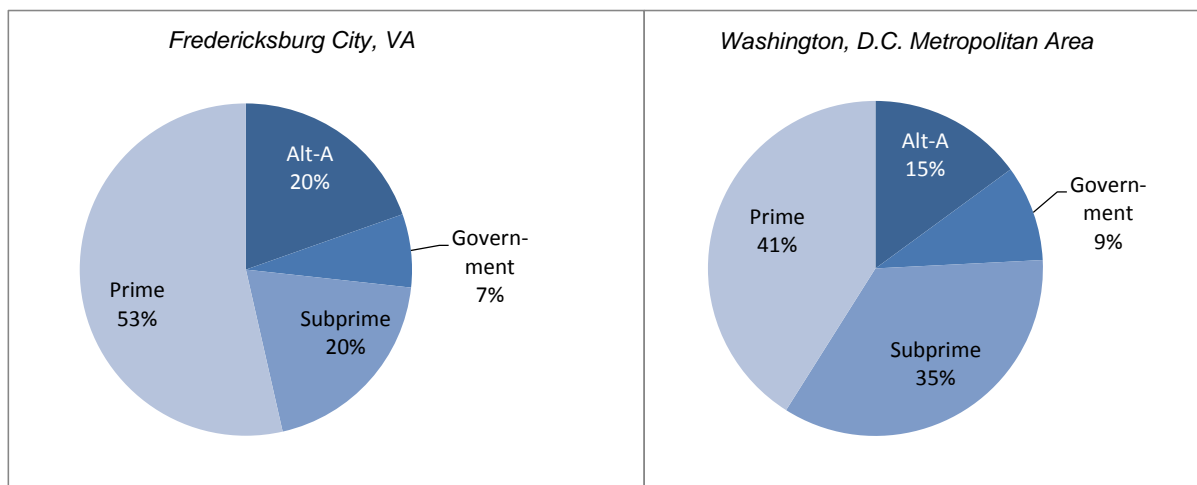
Fredericksburg City, VA December 2010

Key Mortgage Performance Indicators

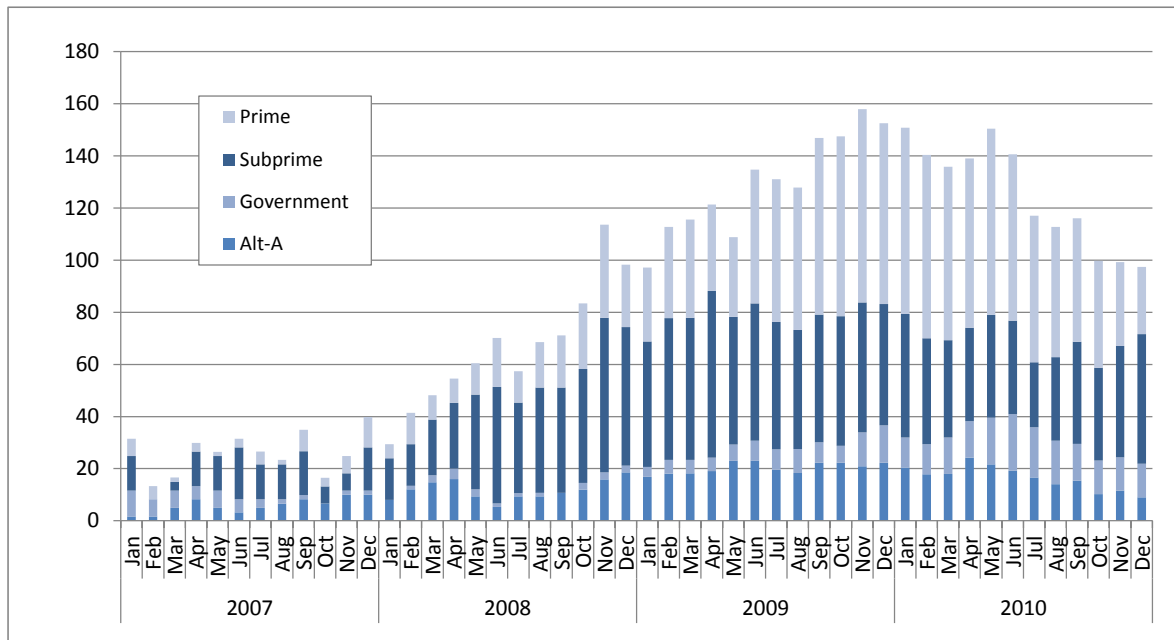
December 2010	Fredericksburg City, VA	Washington, D.C. Metropolitan Area
Foreclosure Inventory		
Number of Loans	100	29,900
Percent of Loans	2.3	2.5
Mortgages 30 or More Days Delinquent		
Number of Loans	200	92,100
Percent of Loans	6.6	7.6
Pct. Point Change Since 12/2009	-1.9	-1.7
Pct. Point Change Since 12/2008	-1.7	0.0
Mortgages 90 or More Days Delinquent		
Number of Loans	Fewer than 50	46,500
Percent of Loans	3.0	3.9
Pct. Point Change Since 12/2009	-1.7	-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	0	89
Percent of ZIP codes	0.0	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, Fredericksburg City, VA

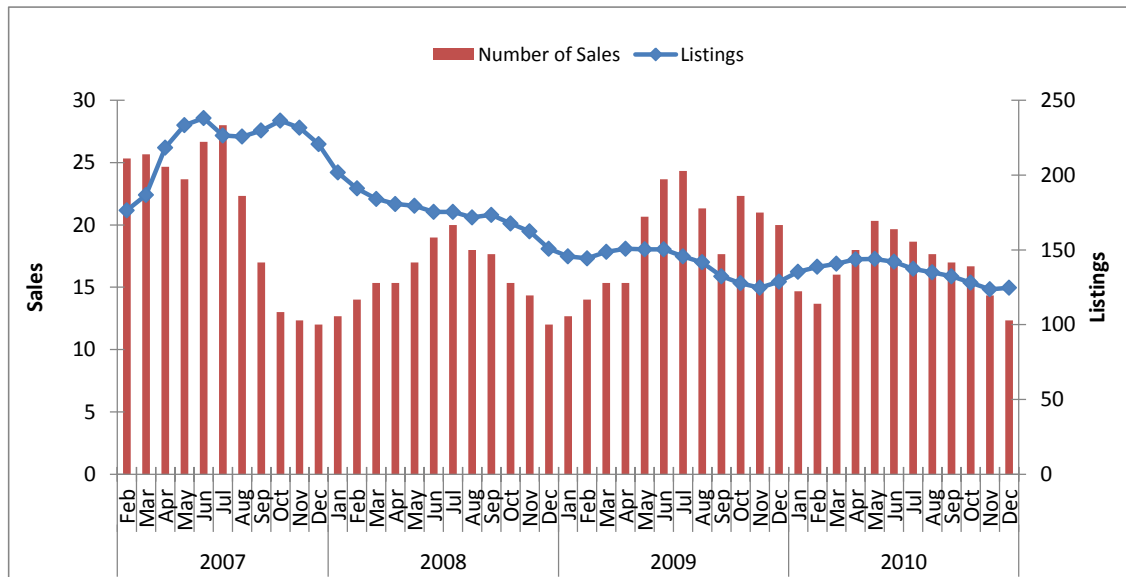


Key Sales Market Indicators, Fredericksburg City, VA

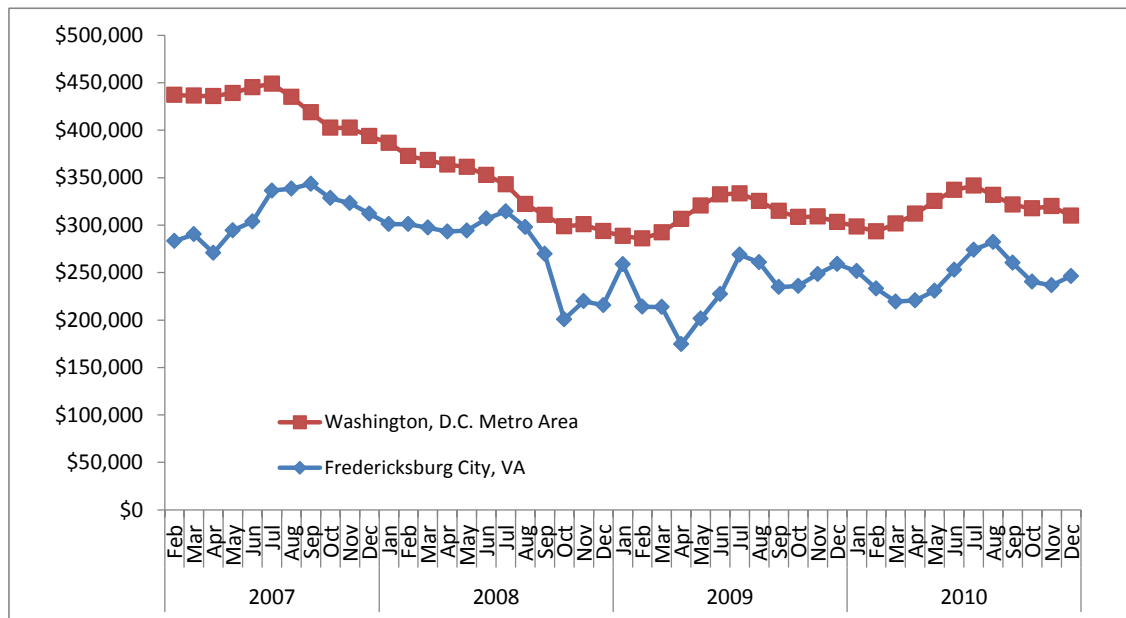
	December				Percent Change (%)		
	2000	2007	2009	2010	2000-10	2007-10	2009-10
Number of Sales							
County	11	12	19	13	18.2	8.3	-31.6
Metro Area	6,582	4,209	5,472	5,220	-20.7	24.0	-4.6
Median Sales Price							
County	\$125,245	\$304,001	\$276,249	\$265,000	111.6	-12.8	-4.1
Metro Area	\$232,448	\$407,165	\$314,677	\$317,383	36.5	-22.1	0.9
Number of New Listings							
County	9	21	25	27	200.0	28.6	8.0
Metro Area	4,780	7,085	5,611	5,188	8.5	-26.8	-7.5
Number of Listings							
County	43	217	128	119	176.7	-45.2	-7.0
Metro Area	12,709	39,683	20,483	22,350	75.9	-43.7	9.1
Months of Inventory							
County	5.4	19.3	9.0	11.6	116.6	-39.9	29.1
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, Fredericksburg City, VA



Adjusted Median Sales Price: Three-Month Averages, Fredericksburg City, 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.