



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



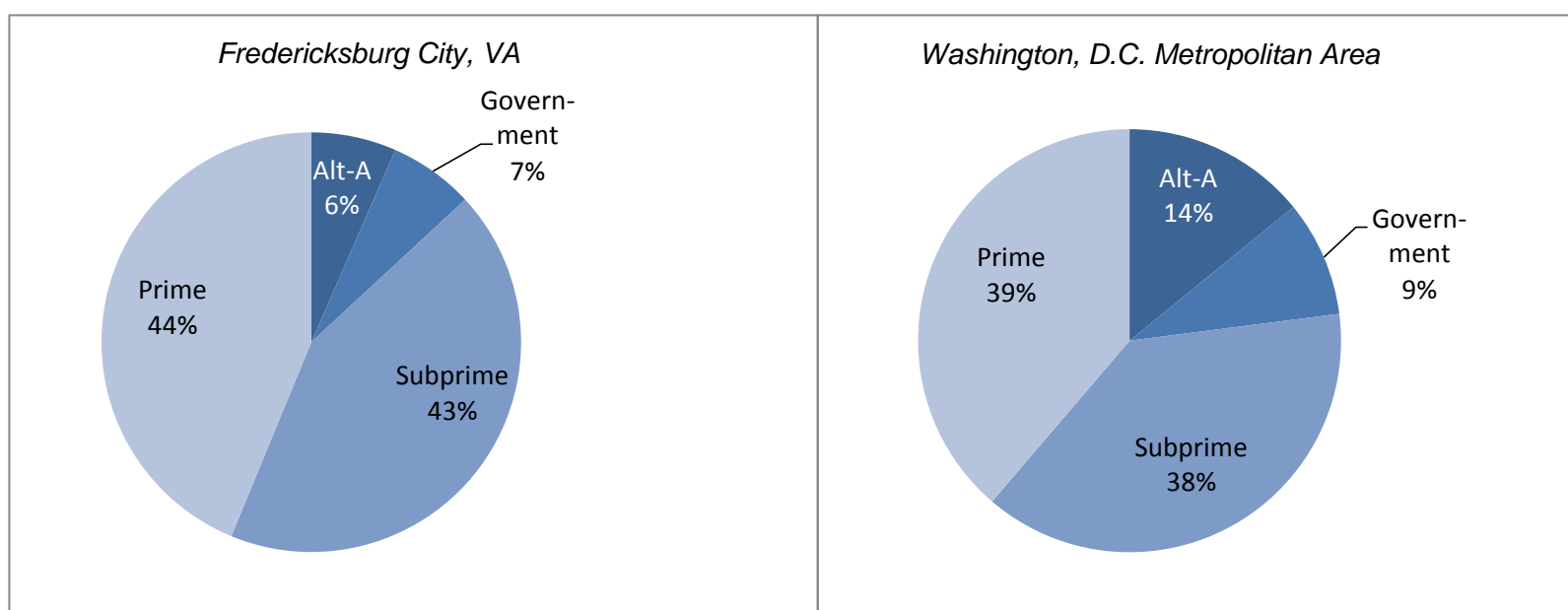
## Fredericksburg City, VA March 2011

### Key Mortgage Performance Indicators

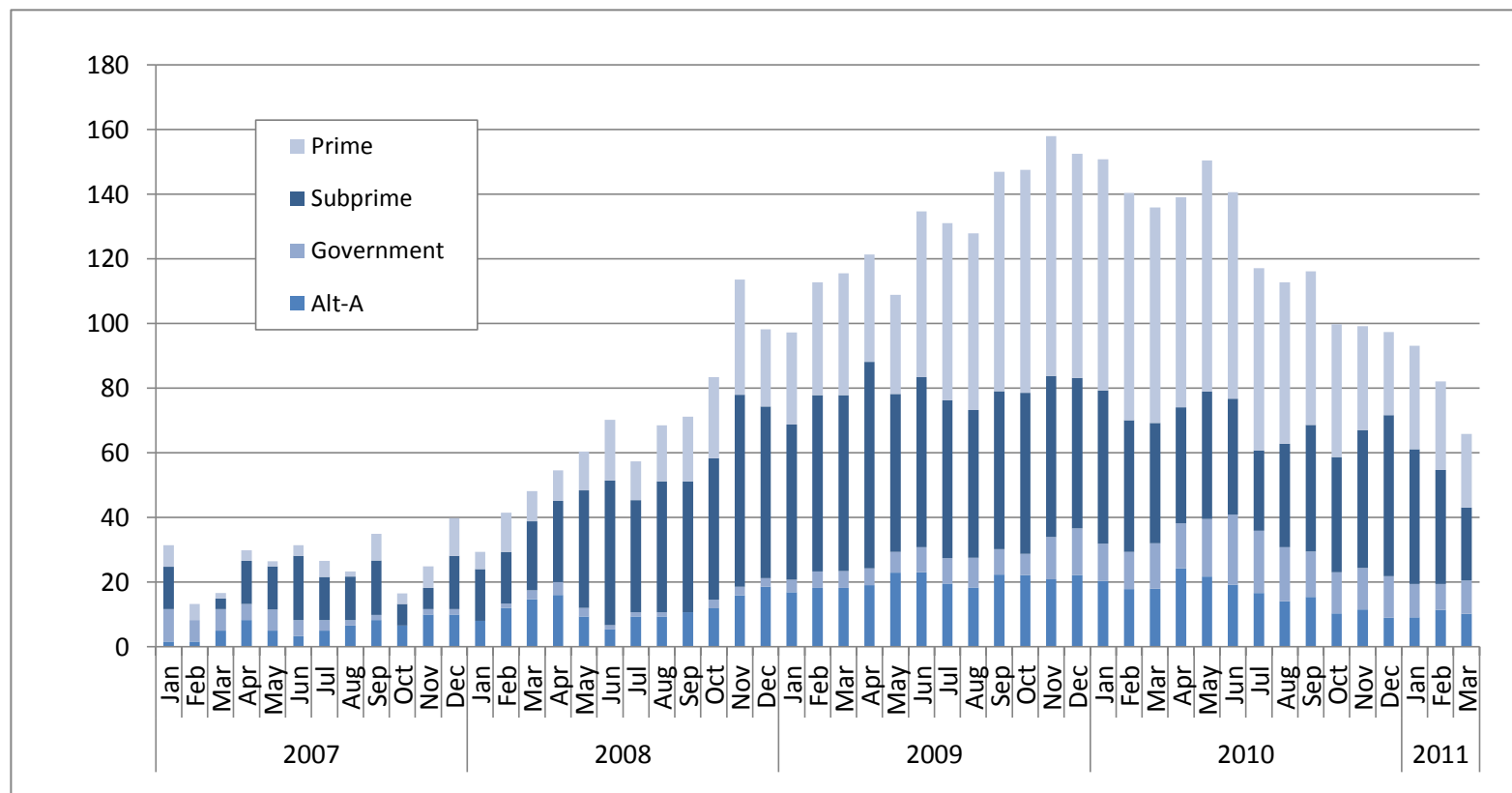
March 2011	Fredericksburg City, VA	Washington, D.C. Metropolitan Area
<b>Foreclosure Inventory</b>		
Number of Loans	100	31,700
Percent of Loans	3.3	2.6
<b>Mortgages 30 or More Days Delinquent</b>		
Number of Loans	200	82,000
Percent of Loans	5.9	6.8
Pct. Point Change Since 3/2010	-2.2	-1.7
Pct. Point Change Since 3/2009	-2.1	-0.7
<b>Mortgages 90 or More Days Delinquent</b>		
Number of Loans	100	43,700
Percent of Loans	2.1	3.6
Pct. Point Change Since 3/2010	-2.2	-1.3
Pct. Point Change Since 3/2009	-1.6	0.1
<b>ZIP Codes with High/Highest Risk for New REO</b>		
Number of ZIP Codes	0	93
Percent of ZIP codes	0.0	39.9

*Note: Number of loans rounded to the nearest hundred*

### Foreclosure Inventory by Loan Grade, March 2011



**Number of First-lien Mortgages 90 or More Days Delinquent, Fredericksburg City, VA**

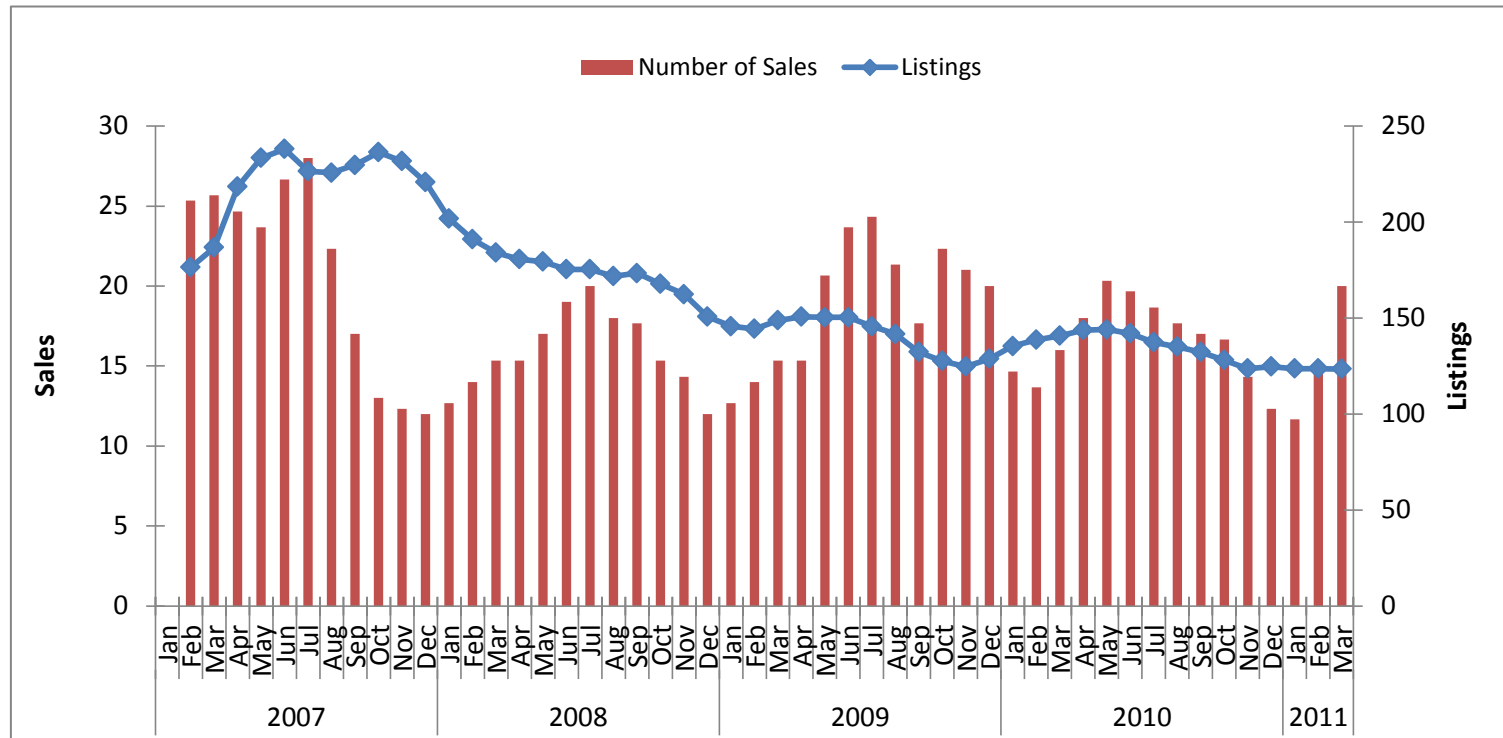


**Key Sales Market Indicators, Fredericksburg City, VA**

	March				Percent Change (%)		
	2000	2007	2010	2011	2000-11	2007-11	2010-11
<b>Number of Sales</b>							
County	22	34	16	22	0.0	-35.3	37.5
Metro Area	5,990	6,344	5,871	5,247	-12.4	-17.3	-10.6
<b>Median Sales Price</b>							
County	\$189,548	\$248,214	\$227,145	\$127,450	-32.8	-48.7	-43.9
Metro Area	\$218,865	\$450,386	\$307,135	\$297,764	36.0	-33.9	-3.1
<b>Pct. Of Home Sales with 90+ days on market</b>							
County	59	44	19	27	-53.8	-38.2	45.5
Metro Area	27	43	25	35	28.5	-20.3	40.2
<b>Number of Listings</b>							
County	46	188	138	119	158.7	-36.7	-13.8
Metro Area	16,548	34,516	22,754	22,767	37.6	-34.0	0.1
<b>Months of Inventory</b>							
County	3.4	6.4	11.8	8.2	140.0	28.2	-30.7
Metro Area	4.7	6.8	6.7	7.0	48.4	3.0	3.5

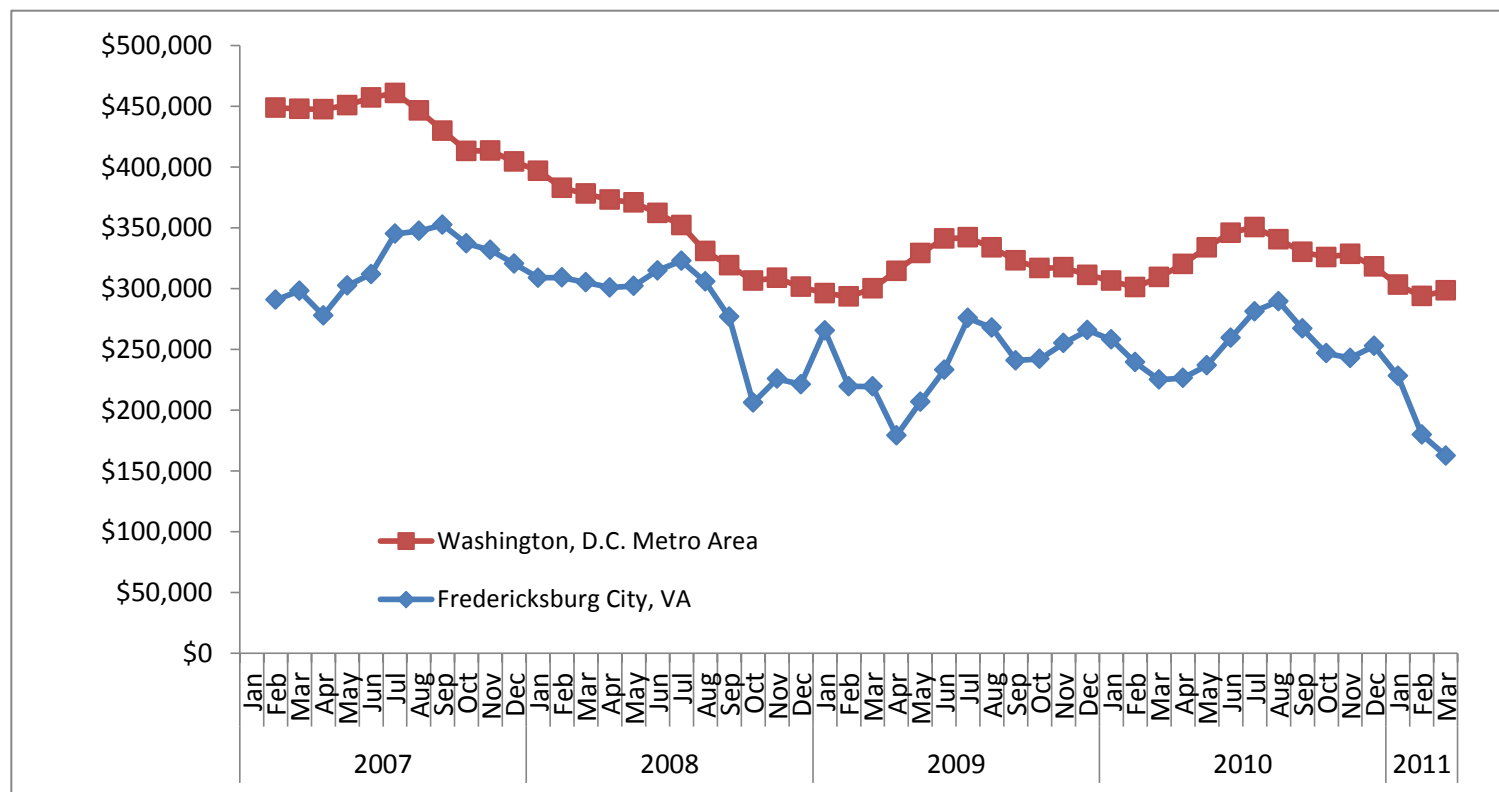
Note: Sales data included in the table above and following charts are for single-family homes and condominium units.

**Sales Market Activity: Three-Month Averages, Fredericksburg City, VA**



**Adjusted Median Sales Price: Three-Month Averages, Fredericksburg City, VA and Metro Area**

Prices in March 2011 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](http://www.mwcog.org) and [www.NeighborhoodInfoDC.org](http://www.NeighborhoodInfoDC.org). To learn more about foreclosure prevention activities in the region, visit the Capital Area Foreclosure Network (CAFN) at [www.CAFN.org](http://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.*