

2014 - 2015 Rental Statistics for Fairfax County Virginia. Properties with less than 5000 square feet.

Month	Jan	Feb	March	April	May	June	July	August	Sept	Oct	Nov	Dec	Average 2013
Average Monthly Rent 2014	\$ 2,160.00	\$ 2,135.00	\$ 2,110.00	\$ 2,204.00	\$ 2,230.00	\$ 2,293.00	\$ 2,353.00	\$ 2,321.00	\$ 2,205.00	\$ 2,153.00	\$ 2,203.00	\$ 2,181.00	\$ 2,212.33
Average Days on Market 2014	49	45	46	35	29	27	25	30	33	39	43	50	37.58
Active Rental Units 2014	967	1025	817	857	1112	1248	1280	1318	1452	1512	1505	1334	1202
Units Rented 2014	457	475	589	647	783	883	967	909	670	670	533	492	673
Months Supply	2.115973742	2.157894737	1.387096774	1.324574961	1.420178799	1.413363533	1.323681489	1.449944994	2.167164179	2.256716418	2.823639775	2.711382114	1.88
													2014
Average Monthly Rent 2015	\$ 2,194.00	\$ 2,144.00	\$ 2,151.00	\$ 2,272.00	\$ 2,285.00								\$ 2,209.20
Average Days on Market 2015	65	52	48	47	33								49.00
Active Rental Units 2015	1255	1111	985	1194	1493								1208
Units Rented 2015	498	531	638	666	803								627
MONTHS SUPPLY	2.520080321	2.092278719	1.543887147	1.792792793	1.859277709	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!

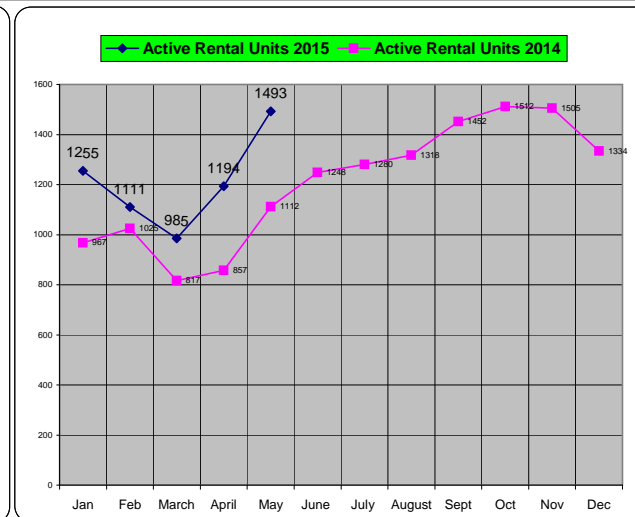
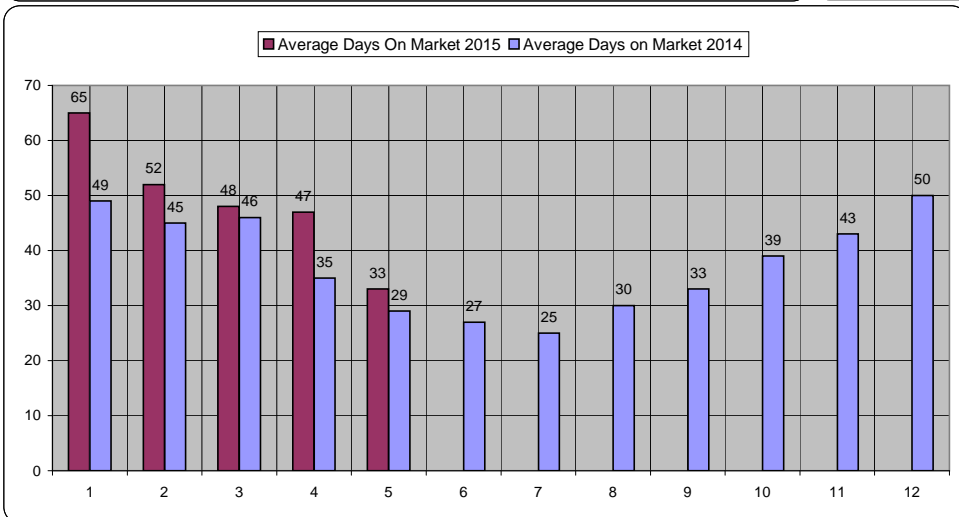
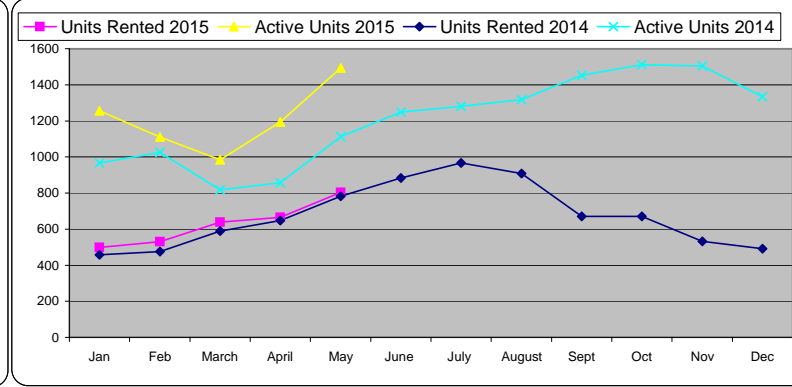
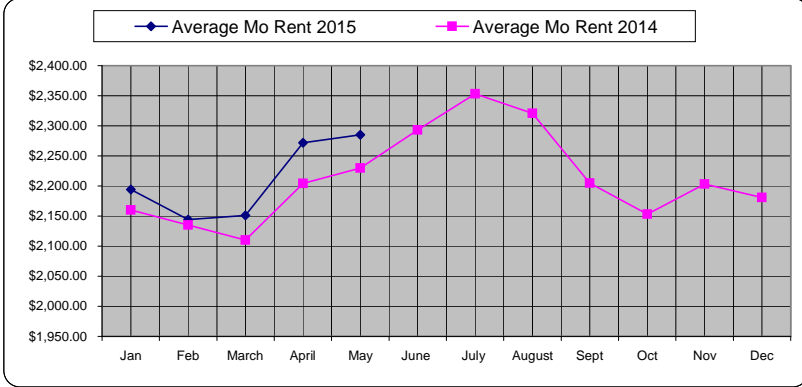


CIRCLE
PROPERTY MANAGEMENT
www.circlepm.com

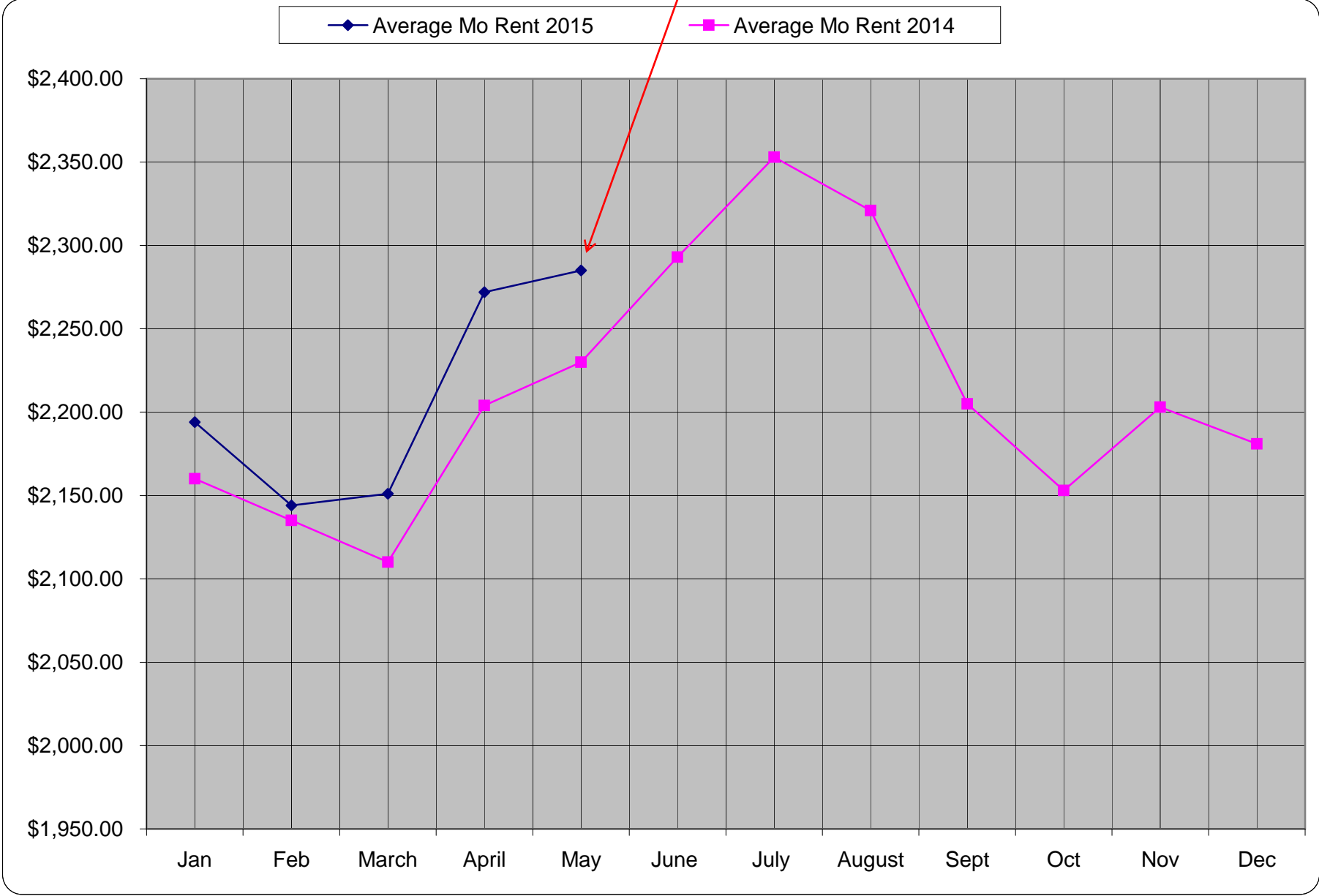
703-349-0744

9520 B Lee Hwy
Fairfax, VA 22031-2303

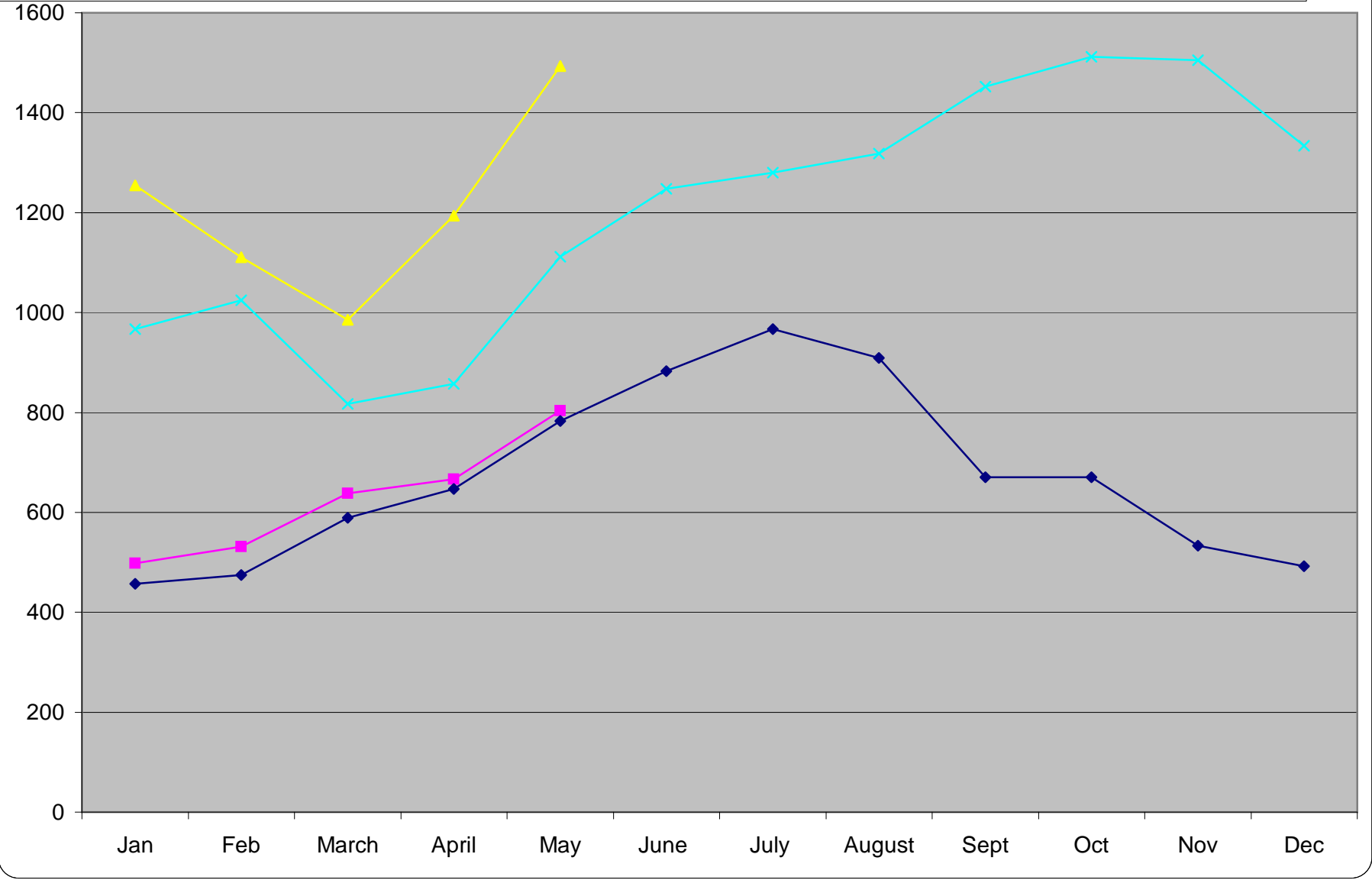
www.circlepm.com



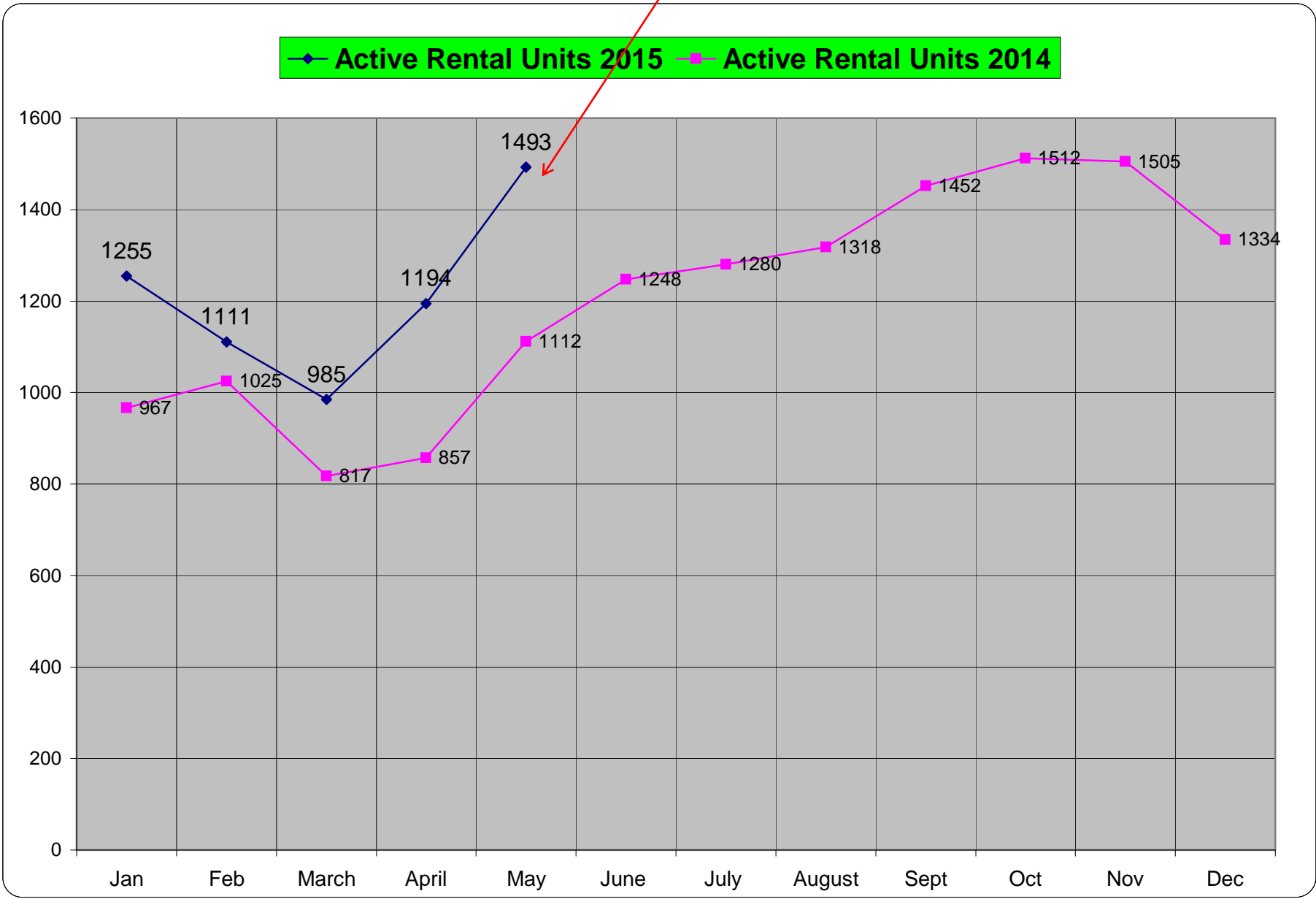
This dip average month rent could be evidence of a little over supply. Will have a better idea of the market in the June report.



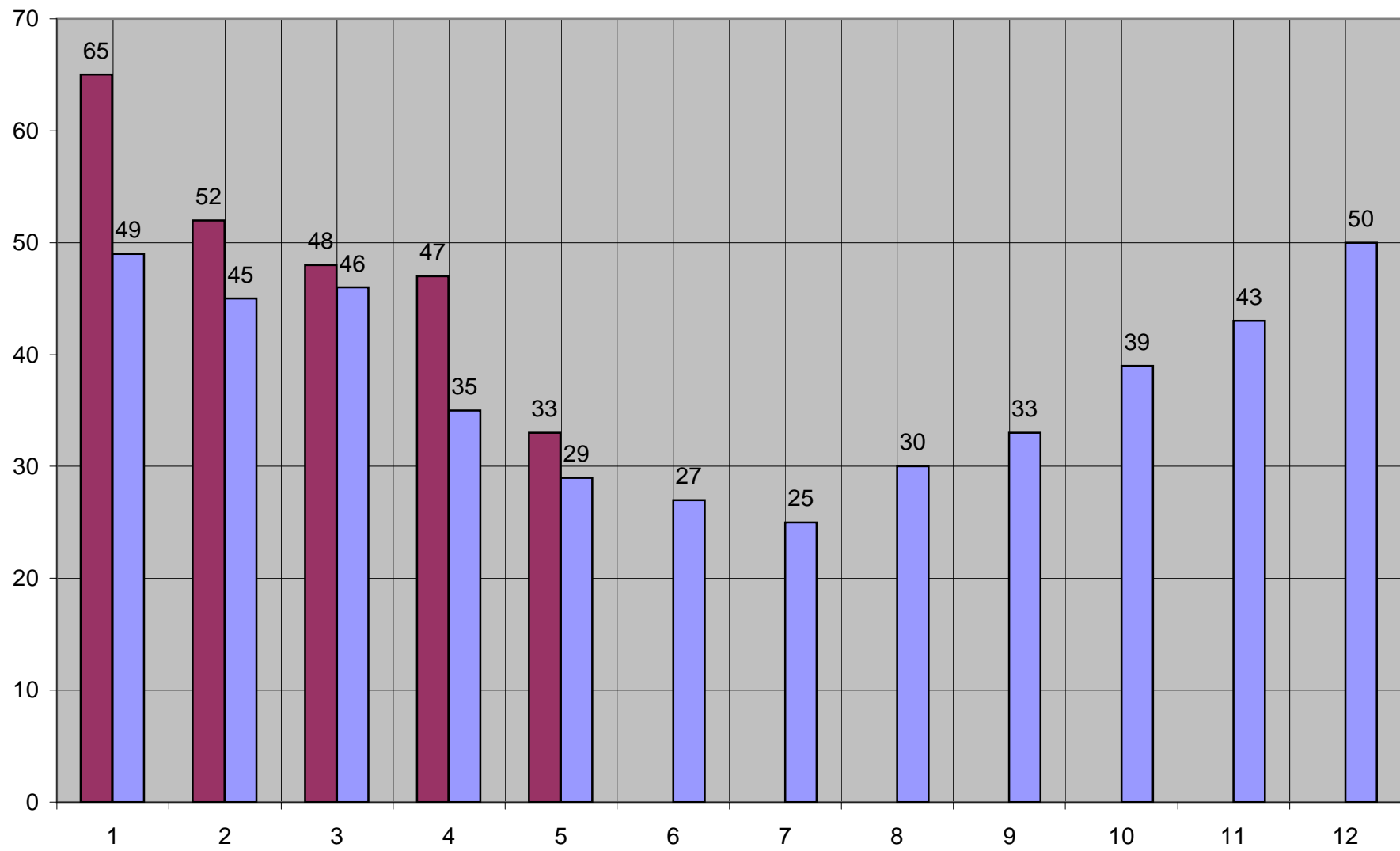
■ Units Rented 2015 ▲ Active Units 2015 ◆ Units Rented 2014 ✕ Active Units 2014



25% rise in inventory as compared to last year. This has a potential to create a competitive market for Landlords. It may still be a bit early to tell but 25% is significant.



■ Average Days On Market 2015 ■ Average Days on Market 2014



The momentum in sales was very strong early in the year. As compared to 2013 it looks to be slowing.

