



# *Fairfax County, Virginia*

Department of Systems Management for Human  
Research, Analysis and Project



## *2000 Rental Housing Complex Census Analysis*

Price: \$6.00

# ***Fairfax County Board of Supervisors***

---

**Katherine K. Hanley**  
Chairman

**Penelope A. Gross**  
Mason District

**Gerald Hyland**  
Vice Chairman  
Mt. Vernon District

**Catherine M. Hudgins**  
Hunter Mill District

**Sharon S. Bulova**  
Braddock District

**Dana Kauffman**  
Lee District

**Gerald E. Connolly**  
Providence District

**Elaine N. McConnell**  
Springfield District

**Michael R. Frey**  
Sully District

**Stuart Mendelsohn**  
Dranesville District

---

**Anthony H. Griffin**  
County Executive

**Marguerite M. Kiely, Director**  
Department of Systems Management  
for Human Services

**Anne Pickford Cahill**  
**Carol C. Erhard**  
**Katherine L. Vestal**  
**Michael Stagnato**

A complete set of  
Rental Housing Complex Census Analysis Tables  
is available from:

**Fairfax County Maps and Publications Sales  
Department of Telecommunications  
and Consumer Services  
12000 Government Center Parkway  
Suite 156  
Fairfax, VA 22035  
703-324-2974  
1-800-828-1120 (TTY)**

Hard Copy: \$15.00  
Disk (\*.wk1format) \$10.00



Find us on the web:

[www.co.fairfax.va.us/comm/demogrph](http://www.co.fairfax.va.us/comm/demogrph)

---

In accordance with the Americans with Disabilities Act (ADA), this document will be provided in alternative formats upon request.

# Table of Contents

	<u>Page</u>
I Summary.....	2
II Rental Housing Complex Census Analysis.....	4
A. Rental Housing Complex Census Inventory.....	4
Table 1, Rental Housing Complex Census: Inventory and Total Participants, Fairfax County, 1990 to 2000.....	5
B. Planning Districts.....	5
Table 2, Rental Housing Complex Census: Differences In Units by Planning District, Fairfax County, 1998 and 2000.....	6
C. Supervisor Districts.....	7
Table 3, Rental Housing Complex Census: Differences In Unit by Supervisor District, Fairfax County, 1998 and 2000.....	8
III Vacancy Rates.....	10
A. Vacant Units and Vacancy Rate.....	10
Table 4, Rental Housing Complex Census: Vacant Units and Vacancy Rates by Year, Fairfax County, 1990 to 2000.....	10
B. Vacancy Rates by Unit Type.....	12
Table 5, Vacancy Rates by Unit Type, Fairfax County, 2000.....	12
C. Vacancy Rates by Structure Type.....	13
Table 6, Vacancy Rates by Structure Type, Fairfax County, 2000.....	13
IV Cost of Rental Housing.....	14
Table 7, Average Monthly Rent by Year, Fairfax County, 1976 to 2000.....	14
Table 8, Total Participating Rental Housing Units and Average Monthly Rent by Age of Complex.....	15
Table 9, Average Monthly Rent by Unit Type, Fairfax County, 1998 and 2000.....	16
Table 10, Total Participating Rental Housing Units and Average Rent by Structure Type.....	17
Figure 1, Average Rent by Planning District, Fairfax County, 1998 and 2000.....	18
Figure 2, Average Rent by Supervisor District, Fairfax County, 1998 and 2000.....	19
V Rental Complexes With Features for Individuals With Disabilities.....	20
Appendix A .....	22
Table 1: Rental Housing Data by Project Name	
Table 2: Rental Housing Rents by Bedroom Type	
Table 3: Rental Housing Units by Bedroom Type	
Table 4: Rental Housing for Individuals With Disabilities	
Appendix B.....	56
Rental Housing Locations, Number of Units by Supervisor District	
Rental Housing Locations, Number of Units by Planning District	



*In January 1998, 18 percent of all rental units rented for over \$1,000 per month. In January 2000, the percent of units renting for over \$1,000 more than doubled to 40 percent.*

# *I – Summary*

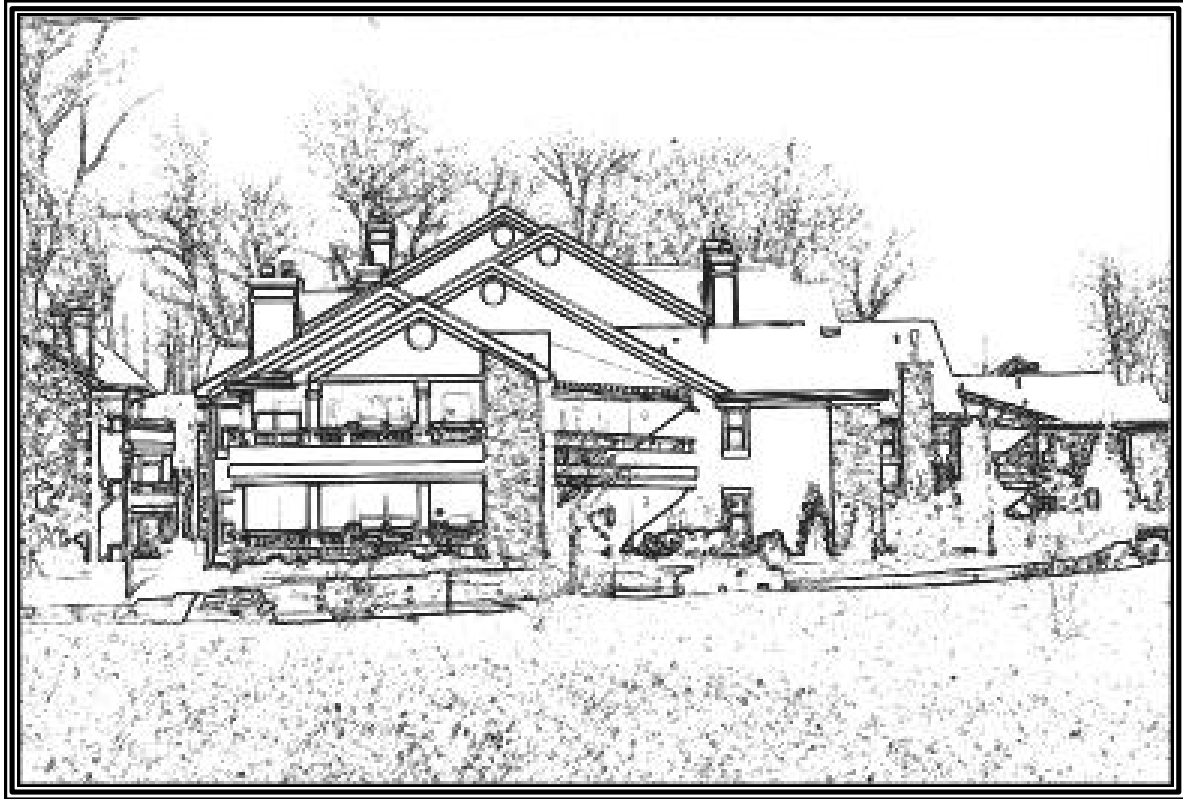
---

This report presents the results of the January 2000 Fairfax County Rental Housing Complex Census. All the data in this report are based on information provided by the participating rental complexes. The census supplies data on number of rental units, vacancy rates and rental costs of all known County rental housing projects containing five or more units. Public housing projects and certain senior citizen housing complexes are not included in this report. The report summarizes data for the County as a whole, for each planning district and supervisor district, and by age of complex and type of structure, where appropriate. The total inventory of units includes complexes that participate in the census as well as those that do not participate. Calculations of vacancy rates and average rents are based on the information supplied by participating complexes. In 2000, one complex did not participate in the survey, representing a 99.7 percent response rate among all known rental-housing units in Fairfax County. One new complex did not provide comprehensive vacancy information and, therefore, could not be included in those calculations.

The 2000 Rental Housing Complex Census reveals a net increase of 3,142 units, which is 5.8 percent more than the inventory of rental housing units in January 1998. A total of 3,273 new units were added to the rental housing inventory due to the opening of nine new rental complexes and additions to existing rental housing complexes. A net of 131 units were lost due to renovation starts, conversions to nonresidential units, and deletions of townhome complexes from the survey because the total number of units dropped to less than five or because the majority of units were now individually owned.

The average monthly rent in the County increased \$140 from \$849 in January 1998 to \$989 in January 2000. This is the largest dollar increase over a two-year period since the County began the census in 1975. Average monthly rents in Fairfax County range from \$701 for efficiency units to \$1,275 for three-bedroom units with a den. Rent rates reported were fair market rent rates. Special rent rates and promotions for new tenants were not reported for any rental complex. Some rental complexes offer short-term leases for furnished apartments. These units usually rent for a higher rate than unfurnished long-term lease units. These higher rent rates are included in the rent data computations.

The vacancy rate for all rental complexes participating in the census and providing vacancy data is 1.6 percent. This is a decrease of 3.9 percentage points below the January 1998 vacancy rate of 5.5 percent and represents the lowest vacancy rate ever in Fairfax County since the census began in 1975. Even when compared against the high-growth years in the 1980's, the current 1.6 percent vacancy rate is still 0.5 percentage points lower than the previous low of 2.1 percent in 1984.



## ***II - Rental Housing Complex Census Analysis***

---

The 2000 Rental Housing Census, conducted by the Department of Systems Management, includes all rental complexes in Fairfax County with five or more units. This census provides information on the number of rental units, vacancy rates and rent levels of rental housing units located in the County. Excluded from this census are rental complexes with fewer than five units, rental housing units undergoing renovation and temporarily removed from the market, housing units that are leased to renters by individual owners, public housing and certain senior citizen complexes. One rental complex, Hillwood Manor, with 171 units did not participate in the 2000 census, representing 0.3 percent of the total rental housing market in Fairfax County.

### ***A. Rental Housing Complex Census Inventory***

Data from the 2000 Rental Housing Complex Census indicate that the total number of rental apartments and townhomes in Fairfax County increased by a net of 3,142 units to 56,876 units in January 2000 from 53,734 units in January 1998, or 5.8 percent (Table 1). This increase in the inventory of rental units included 3,273 new units.

One hundred thirty-one residential units were lost in the Fairfax County inventory in January 2000. One townhouse complex was removed from the census because the number of units being rented dropped to fewer than five. Four townhome complexes are no longer in the survey because the majority of units within the complexes are privately owned. The remainder of the decrease was due to renovation starts and conversions of residential units for nonresidential purposes such as storage, office space, or models.



**TABLE 1**  
**Rental Housing Complex Census:**  
**Inventory and Total Participants**  
**Fairfax County, 1990 to 2000**

Year	Inventory			Total Participants	
	Units	Net Change	Percent Change	Units	Unit Participation Rate
1990	48,567	2,932	6.4%	48,406	99.7%
1991	49,523	686	1.4%	49,087	99.7%
1992	50,148	895	1.8%	50,071	99.8%
1993	49,811	-337	-0.7%	49,754	99.8%
1994	50,184	373	0.7%	50,184	100.0%
1995	50,111	-73	-0.1%	49,545	98.9%
1996	51,136	1,025	2.0%	50,404	98.6%
1997	51,974	838	1.6%	51,240	98.6%
1998	53,734	1,760	3.4%	53,397	99.4%
2000	56,876	3,142	5.8%	56,705	99.7%

Source: Department of Systems Management.

**NOTES:** Figures include participants and nonparticipants in the census for units located in major rental housing projects having five or more units. Figures do not include units leased by individual owners or public housing projects and are not available for 1999.

## **B. Planning Districts**

Table 2 illustrates changes in the rental housing inventory by planning districts. The largest net increase in rental housing units occurred in the Upper Potomac Planning District, with 1,406 new rental units. Eight new apartment complexes have been built or were under construction in the Upper Potomac Planning District since the 1998 Rental Housing Census. The Apartments at North Point, Avalon Fox Mill, Dulles Greene Apartments, Jefferson at President's Park, Kendrick Court at McNair Farms, Lion's Gate at President's Park, Reston Landing, and Trevor's Run Apartments added 1,325 units to the inventory and accounted for 90 percent of all new rental housing units built in 1999. Additionally, Ashford Meadows Apartments added 81 units since the 1998 rental housing census. Two units were lost due to renovation or conversion to nonresidential purposes at the time of the survey, for a net increase of 1,404 units or 23.4 percent since 1998.

**TABLE 2**  
**Rental Housing Complex Census:**  
**Differences in Units by Planning District**  
**Fairfax County, 1998 and 2000**

Planning District	1998	2000	Newly Built	Other	Net Change	Percent Change
Annandale	3,819	3,741	0	-78	-78	-2.0%
Baileys	5,220	5,268	0	48	48	0.9%
Bull Run	6,081	6,768	680	7	687	11.3%
Fairfax	4,456	4,737	283	-2	281	6.3%
Jefferson	5,386	5,387	0	1	1	*
Lincolnia	2,441	2,444	0	3	3	0.1%
Lower Potomac	1,100	1,184	146	-62	84	7.6%
McLean	3,978	4,100	129	-7	122	3.1%
Mount Vernon	9,343	9,323	0	-20	-20	-0.2%
Pohick	821	810	0	-11	-11	-1.3%
Rose Hill	2,003	2,002	0	-1	-1	*
Springfield	727	1,356	629	0	629	86.5%
Upper Potomac	6,012	7,416	1,406	-2	1,404	23.4%
Vienna	2,347	2,340	0	-7	-7	-0.3%
Fairfax County	53,734	56,876	3,273	-131	3,142	5.8%

\* less than + or -0.1 percent change

Source: Department of Systems Management.

**NOTES:** Figures include participants and non-participants in the census for units located in major rental housing projects having five or more units. Figures do not include units leased by individual owners or public housing projects and are not available for 1999.

Small differences may occur due to differences in reporting by rental projects.

The largest percent increase in rental housing inventory occurred in the Springfield Planning District, which increased its rental housing inventory 86.5 percent in January 2000. One new rental complex, Springfield Station, accounted for all 629 of the new low- and mid-rise apartments added to the Springfield Planning District since January 1998.

The Bull Run Planning District had a net increase of 687 units to its inventory of rental housing, or 11.3 percent. A new rental complex, Summit Fair Lakes, built 528 garden and townhome units, and Avalon At Fair Lakes added 152 garden and townhome units since the January 1998 census. The Lower Potomac Planning District increased its rental housing by 7.6 percent, or 84 units.

The inventory of rental housing units in the Fairfax Planning District increased 6.3 percent, from 4,456 units in January 1998 to 4,737 units in January 2000. The Lincoln at Fair Oaks added 283 new units to the Fairfax Planning District since the January 1998 census. The Gates of McLean added 129 new units to its existing inventory boosting the total inventory for the McLean Planning District by 3.1 percent. Elmwood House was added to the rental housing census this year, and Stoneleigh Townhouses was dropped since its inventory of rental housing declined to fewer than five units. This resulted in a net increase in the Baileys Planning District's rental housing inventory of 48 units, or 0.9 percent.

Rental housing inventory in the remaining planning districts was virtually unchanged from January 1998 to January 2000, reflecting changes due primarily to renovations and conversions to nonresidential units.

### **C. *Supervisor Districts***

The largest increase in rental housing units occurred in the Hunter Mill Supervisor District (Table 3). This district gained a net of 1,143 units, or 20.8 percent, as of January 2000. The increase was the result of seven new complexes opening since January 1998 and the addition of 81 new units to Ashford Meadows Apartments. Apartments at North Point built 104 rental units, Avalon Fox Mill had 165 garden and townhome units, and Jefferson at President's Park opened with 33 rental units by the time the 2000 census was taken. Kendrick Court at McNair Farms had 139 new rental units; Lions Gate at President's Park had 61 new rental units. In addition, Reston Landing reported 398 new units and Trevors Run Apartments had 168 units as of January 2000.

The Sully Supervisor District experienced 13.2 percent growth in its rental housing inventory with the addition of 963 new units and eight other units being returned to the market from renovations and non-residential uses. New to the Sully Supervisor District since the 1998 rental housing census were Summit Fair Lakes, with 528 units and Lincoln at Fair Oaks with 283 units. Avalon at Fair Lakes added 152 new units to its existing inventory since the 1998 rental housing survey.

Dulles Greene Apartments is new to the Dranesville Supervisor District with 257 rental units, or a 10.5 percent increase in total district inventory. The number of rental housing units in the Lee Supervisor District increased 8.1 percent with the addition of Springfield Station's 629 low- and mid-rise units. Changes in inventory among the Braddock, Mason, Mount Vernon, Providence, and Springfield Supervisor Districts were minimal.

**TABLE 3**  
**Rental Housing Complex Census:**  
**Differences in Units by Supervisor District**  
**Fairfax County, 1998 and 2000**

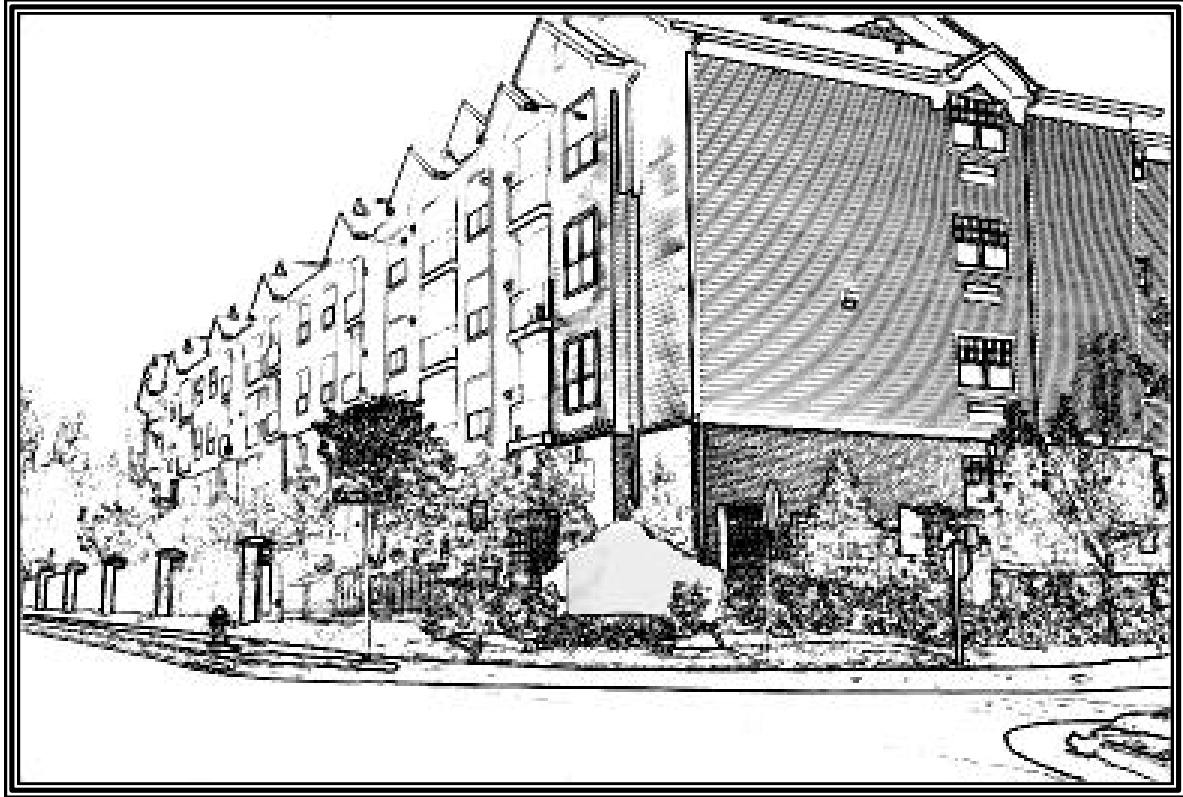
Supervisor District	1998	2000	Newly Built	Other	Net Change	Percent Change
Braddock	1,733	1,732	0	-1	-1	*
Dranesville	2,351	2,599	257	-9	248	10.5%
Hunter Mill	5,489	6,632	1,149	-6	1,143	20.8%
Lee	7,799	8,430	629	2	631	8.1%
Mason	10,175	10,149	0	-26	-26	-0.3%
Mount Vernon	5,784	5,845	146	-85	61	1.1%
Providence	12,247	12,373	129	-3	126	1.0%
Springfield	821	810	0	-11	-11	-1.3%
Sully	7,335	8,306	963	8	971	13.2%
Fairfax County	53,734	56,876	3,273	-131	3,142	5.8%

\* less than -0.1 percent change

Source: Department of Systems Management.

**NOTES:** Figures include participants and non-participants in the census for units located in major rental housing projects having five or more units. Figures do not include units leased by individual owners or public housing projects and are not available for 1999.

Small differences may occur due to differences in reporting by rental projects.



In January 1998, 13 percent of rental housing complexes reported no vacant rental units. In January 2000, complexes with no vacancies more than tripled to 40 percent of the total survey participants.

# III - Vacancy Rates

## A. Vacant Units and Vacancy Rate

Of the 56,876 total rental units in Fairfax County, 56,448 provided vacancy data. One complex consisting of 171 units did not participate in the survey and one new rental complex with 257 units did not provide vacancy information. The estimated vacancy rate for rental complex units in Fairfax County providing vacancy data was 1.6 percent in January 2000 (see Table 4). This was a decrease of 3.9 percentage points below the January 1998 vacancy rate of 5.5 percent. A total of 894 units were reported vacant-less than a third of the number of units vacant in 1998.

<b>TABLE 4</b> <b>Rental Housing Complex Census:</b> <b>Vacant Units and Vacancy Rate by Year</b> <b>Fairfax County, 1990 to 2000</b>			
Year	Participating Units	Vacant Units	Vacancy Rate
1990	48,406	3,217	6.6%
1991	49,407	3,747	7.6%
1992	50,071	3,102	6.2%
1993	47,699	2,474	5.2%
1994	50,184	2,380	4.7%
1995	47,363	2,313	4.9%
1996	48,180	2,587	5.4%
1997	49,175	2,452	5.0%
1998	52,160	2,859	5.5%
2000	56,448	894	1.6%

Source: Department of Systems Management.

**NOTES:** Figures include only those units located in major rental housing complexes having five or more units reporting vacancy data by unit type. Figures do not include units leased by individual owners or public housing projects and are not available for 1999.

The Town of Herndon had the highest estimated vacancy rate within the County (3.3 percent), double the vacancy rate for the County as a whole. Of the 2,599 total rental units within the Dranesville Supervisor District, 1,466 are located within the Town of Herndon. Among all participating rental units within the Dranesville Supervisor District, the vacancy rate is 2.3 percent. The Mount Vernon Supervisor District had the highest vacancy rate of 3.0 percent. Sanger Place, a new rental complex that built 146 units in 1999, had 97 vacant units, or a 66.4 percent vacancy rate. These 97 units accounted for more than half of the 175 total vacancies within the Mount Vernon Supervisor District. While the Hunter Mill Supervisor District had an overall vacancy rate of 2.4 percent, there were only three vacancies among the 293 units within the Town of Vienna, or a 1.0 percent vacancy rate.

With a 1.7 percent vacancy rate, the Lee Supervisor District is comparable to the County's overall rate of 1.6 percent. Vacancy rates in the Sully and Providence Supervisor Districts are below the Countywide average at 1.5 percent and 1.2 percent, respectively. Vacancies in the Springfield and Mason Supervisor Districts are less than one unit out of one hundred at 0.9 percent and 0.7 percent, respectively. The lowest vacancy rate, 0.3 percent, was in the Braddock Supervisor District. Of the 1,732 total units in the Braddock Supervisor District, only six were vacant.

By planning district, Lower Potomac had the highest vacancy rate, 9.8 percent. Sanger Place accounted for 97 of the 116 total vacancies within the Lower Potomac Planning District, which otherwise would have had a 1.8 percent vacancy rate—nearly the same as for the County as a whole. Two other planning districts had vacancy rates above the Fairfax County rate. The Upper Potomac Planning District had a vacancy rate of 2.8 percent. Three rental complexes within the planning district had high vacancy rates. Kendrick Court at McNair Farms, a new rental complex, had 73 vacant units out of 139, or a vacancy rate of 52.5 percent. Herndon Courts Townhomes had seven units vacant out of 30 or a vacancy rate of 23.3 percent; and Herndon Courts Apartments had seven vacant units out of 33, or a 21.2 percent vacancy rate. The Bull Run Planning District had 114 vacant units out of 6,768, or a vacancy rate of 1.7 percent.

The vacancy rate in the Jefferson Planning District equaled that of the County as a whole, 1.6 percent. The McLean Planning District had the lowest vacancy rate, 0.3 percent. Out of the 4,100 rental units in the McLean Planning District, only 14 were vacant. Nine additional planning districts had vacancy rates below the Fairfax County vacancy rate of 1.6 percent. The Mount Vernon and Rose Hill Planning Districts each had a vacancy rate of 1.5 percent, followed by the Springfield and Vienna Planning Districts with 1.4 percent and 1.3 percent vacancy rates, respectively. The Lincolnia Planning District had a vacancy rate of 1.0 percent. In both the Fairfax and Pohick Planning Districts 0.9 percent of the units were vacant. Baileys and Annandale Planning Districts had vacancy rates of 0.8 percent and 0.7 percent, respectively.

## B. Vacancy Rates by Unit Type

The vacancy rates by bedroom size varied only 1.4 percentage points (Table 5). In January 2000, the lowest vacancy rate was among efficiency apartments, with only six of the total 1,148 units reported vacant, 0.5 percent. The vacancy rate for one bedroom apartments with den was 0.9 percent. Two-bedroom apartments with den had a vacancy rate of 1.2 percent. Three-bedroom units and three bedrooms with den each had a vacancy rate of 1.3 percent, followed by four-bedroom units, which had a 1.4 percent vacancy rate. Two-bedroom units had a vacancy rate of 1.6 percent; and one-bedroom units had the highest vacancy rate of 1.9 percent.

**TABLE 5**  
**Vacancy Rates by Unit Type**  
**Fairfax County, 2000**

Unit Type	Participating Units	Vacant Units	Vacancy Rate
Efficiency	1,148	6	0.5%
1 Bedroom	20,091	377	1.9%
1 Bedroom/Den	3,408	31	0.9%
2 Bedrooms	24,760	392	1.6%
2 Bedrooms/Den	2,353	28	1.2%
3 Bedrooms	4,390	56	1.3%
3 Bedrooms/Den	157	2	1.3%
4 Bedrooms	141	2	1.4%
TOTAL	56,448	894	1.6%

Source: Department of Systems Management.

**NOTES:** Figures include only those units located in major rental housing projects having five or more units reporting vacancy data by unit type. Figures do not include units leased by individual owners or public housing projects.



**C. Vacancy Rates by Structure Type**

The vacancy rates by type of complex varied less than half a percentage point (Table 6). Low-rise rental complexes have the same vacancy rate as the County as a whole, 1.6 percent, followed closely by high-rise apartment complexes with a 1.5 percent vacancy rate. Mid-rise complexes and townhomes have lower vacancy rates, 1.2 percent and 1.1 percent, respectively.

<b>TABLE 6                      Vacancy Rates by Structure Type                      Fairfax County, 2000</b>			
<b>Structure Type</b>	<b>Participating Units</b>	<b>Vacant Units</b>	<b>Vacancy Rate</b>
Low-Rise	46,250	757	1.6%
Mid-Rise	1,795	22	1.2%
High-Rise	5,658	85	1.5%
Townhome	2,745	30	1.1%
<b>TOTAL</b>	<b>56,448</b>	<b>894</b>	<b>1.6%</b>

Source: Department of Systems Management.

**NOTES:** Figures include only those units located in major rental housing projects having five or more units reporting vacancy data by unit type. Figures do not include units leased by individual owners or public housing projects.

**Definitions:**

- Low-rise** or **Garden** Structure is one to five stories.
- Mid-rise** Structure is five to eight stories.
- High-rise** Structure is nine or more stories.
- Townhome** is usually a multi-story, single-family dwelling attached structure containing a common wall.

## IV - Cost Of Rental Housing

---

In January 2000, Fairfax County average monthly rent had its largest dollar increase over a two-year period since the census first began in 1975. The average monthly rent for all rental housing projects in the census increased by \$140, from \$849 in January 1998 to \$989 in January 2000 (Table 7). While higher percent increases occurred in the 1980's, the amount on which the calculations were based was approximately one-third to two-thirds that of current dollar amounts.

**TABLE 7**  
**Average Monthly Rent by Year**  
**Fairfax County, 1976 to 2000**

Year	Average Monthly Rent	Percent Increase
1976	\$251	
1978	\$281	12.0%
1980	\$334	18.9%
1982	\$403	20.7%
1984	\$466	15.6%
1986	\$566	21.5%
1988	\$662	17.0%
1990	\$734	10.9%
1992	\$739	0.7%
1994	\$767	3.8%
1996	\$800	4.3%
1998	\$849	6.1%
2000	\$989	16.5%

Source: Department of Systems Management.

**NOTES:** Figures are based on participants in the census for units located in major rental housing projects having five or more units. The average rent calculation excludes complexes that did not report rents by type of unit. When a complex provides a range of rents for a particular unit size, the midpoint of that rent range is used in the average rent calculation.

The increase in average monthly rent is consistent with the higher rents charged in the new rental complexes. As the age of the complex increases, the average monthly rent declines (Table 8). Among rental complexes less than a year old, the average rent is the highest at \$1,246 per month. Many of the new rental units are being built in areas of the County where the average household and family incomes are highest, but newer complexes generally also have more amenities than older units. The average monthly rent is \$1,185 among complexes that are one to five years old; \$1,131 in complexes six to ten years old; and \$1,076 in units 11 to 15 years old. The average monthly rent among complexes 16 years and older is less than the County average of \$989—dropping to \$958 among complexes 16 to 20 years of age and \$902 among complexes built more than 20 years ago.

**TABLE 8**  
**Total Participating Rental Housing Units**  
**And Average Monthly Rent By Age of Complex**

Age of Complex	Total Units	Average Rent
Less than One Year	1,471	\$1,246
1 to 5 Years	6,680	\$1,185
6 to 10 Years	4,302	\$1,131
11 to 15 Years	8,110	\$1,076
16 to 20 Years	2,321	\$958
Over 20 Years	33,821	\$902
Fairfax County	56,705	\$989

Source: Department of Systems Management.

**NOTES:** Figures are based on participants in the census for units located in major rental housing projects having five or more units. When a complex provides a range of rents for a particular unit size, the midpoint of that rent range is used in the average rent calculation.

Rental housing costs in Fairfax County vary according to the size of the unit, structure type and location (Table 9). Although rent generally increases with increasing bedroom size, four-bedroom units, on average, are still rented for less than three-bedroom units, because the majority of the County's existing four-bedroom units are located in rental complexes where rent is subsidized.

As of January 2000, efficiencies were the least costly at an average of \$701 per month, while three-bedroom units with a den were the most costly at an average of \$1,275 per month. One-bedroom units with a den experienced the largest increase in average monthly rents, jumping 18.1 percent from \$857 in 1998 to \$1,012 as of January 2000. Three- and two-bedroom units experienced similarly high increases, 17.2 percent and 16.2 percent, respectively, while four-bedroom units had the smallest increase between 1998 and 2000, 7.6 percent.

**TABLE 9**  
**Average Monthly Rent by Unit Type**  
**Fairfax County, 1998 and 2000**

Unit Type	Average Rent		Percent Change
	1998	2000	
Efficiency	\$648	\$701	8.2%
1 Bedroom	\$775	\$879	13.4%
1 Bedroom/Den	\$857	\$1,012	18.1%
2 Bedrooms	\$893	\$1,038	16.2%
2 Bedrooms/Den	\$998	\$1,133	13.5%
3 Bedrooms	\$1,008	\$1,181	17.2%
3 Bedrooms/Den	\$1,175	\$1,275	8.5%
4 Bedrooms*	\$1,053	\$1,133	7.6%
Fairfax County	\$849	\$989	16.5%

\* More four-bedroom units are in subsidized complexes than are three-bedroom units or three-bedrooms with a den.

Source: Department of Systems Management.

**NOTES:** Figures are based on participants in the census for units located in major rental housing projects having five or more units reporting vacancy data by unit type. When a complex provides a range of rents for a particular unit size, the midpoint of that rent range is used in the average rent calculation.

By structure type, townhomes have the highest average monthly rent, \$1,208, followed by high-rise units with an average rent of \$1,041. Low-rise and mid-rise units have lower average monthly rents, \$973 and \$903, respectively (Table 10).

**TABLE 10**  
**Total Participating Rental Housing Units**  
**And Average Rent By Structure Type**

Structure Type	Total Units	Average Rent
Low-Rise	46,507	\$973
Mid-Rise	1,795	\$903
High-Rise	5,658	\$1,041
Townhome	2,745	\$1,208
Fairfax County	56,705	\$989

Source: Department of Systems Management.

**NOTES:** Figures are based on participants in the census for units located in major rental housing projects having five or more units. When a complex provides a range of rents for a particular unit size, the midpoint of that rent range is used in the average rent calculation.

**Definitions:**

**Low-rise or Garden** Structure is one to five stories.

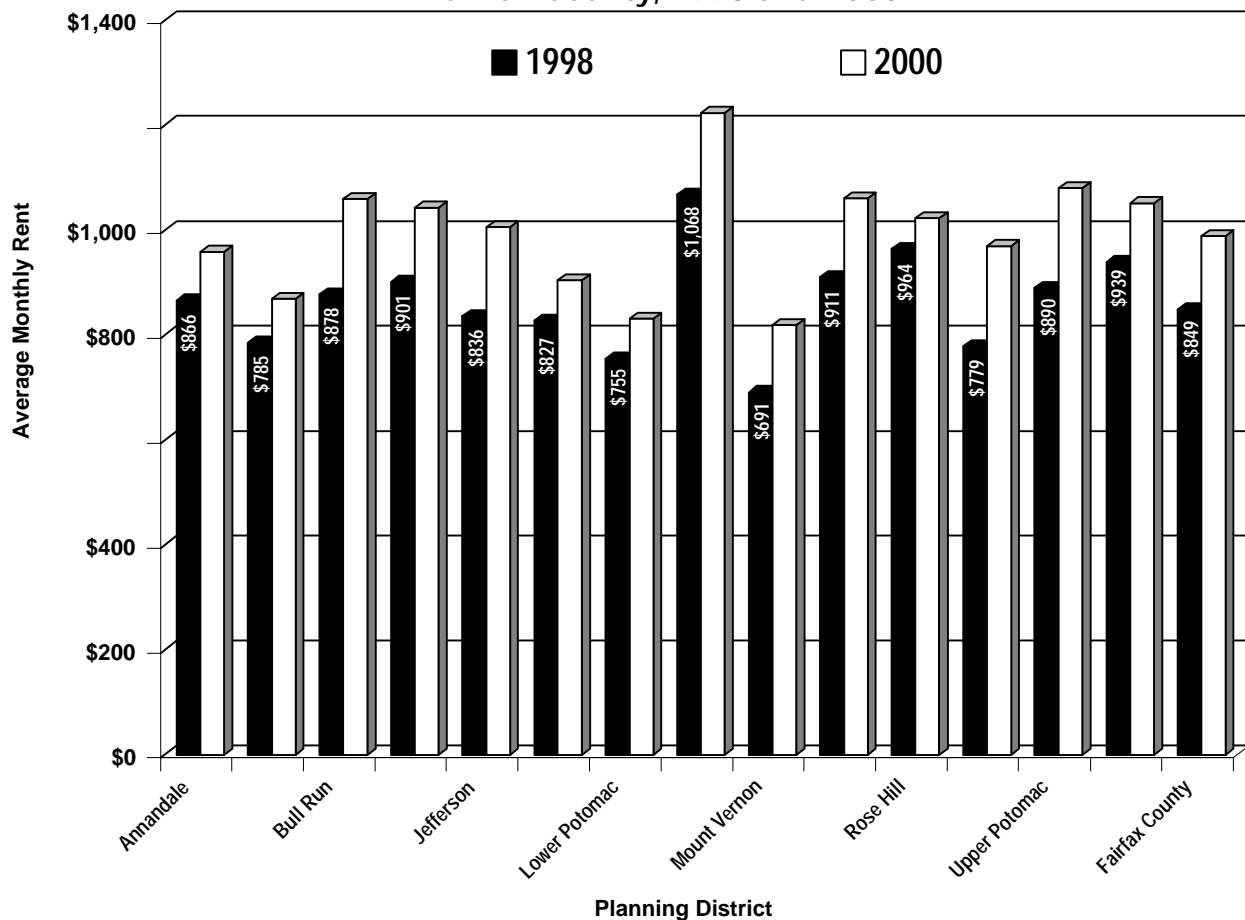
**Mid-rise** Structure is five to eight stories.

**High-rise** Structure is nine or more stories.

**Townhome** is usually a multi-story, single-family dwelling attached structure containing a common wall.

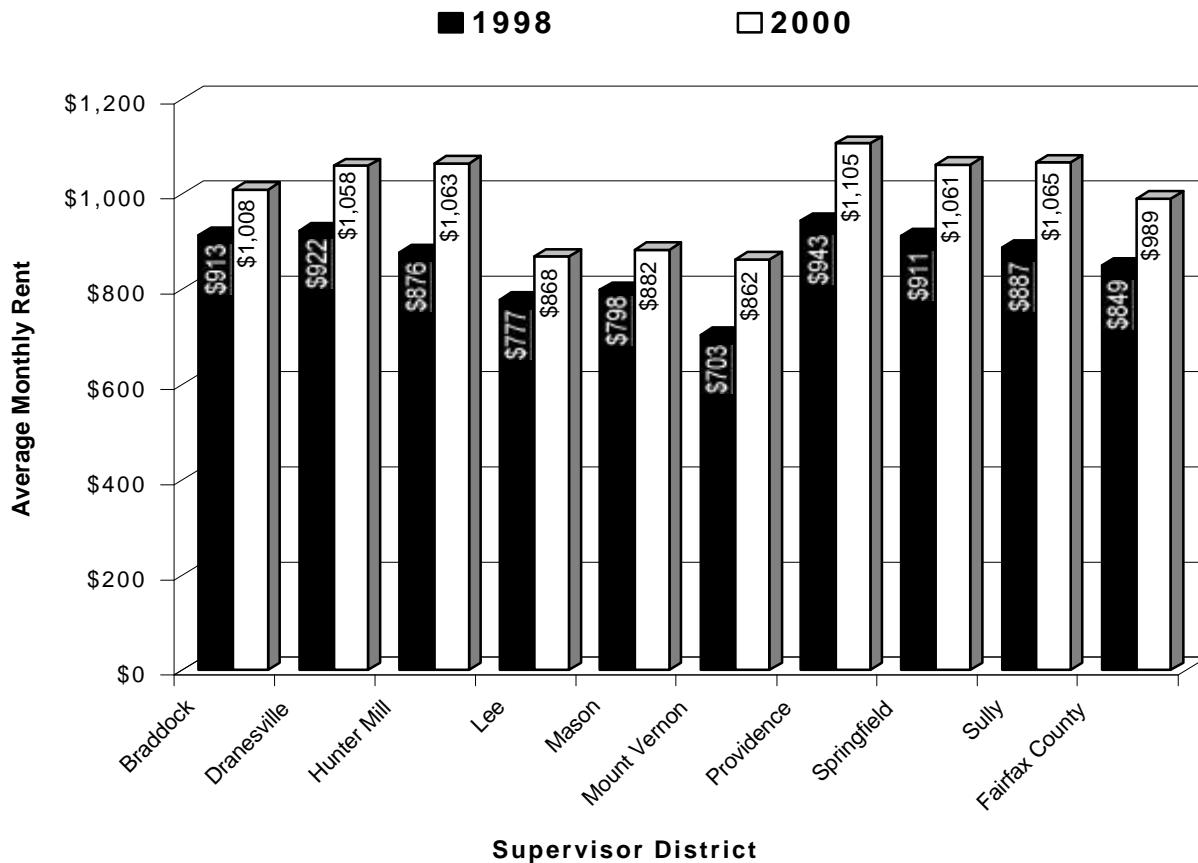
The cost of rental units varies by location of the complex within Fairfax County. The most costly rental units are located in the McLean Planning District, where units rent for an average of \$1,224 per month (Figure 1). Seven other planning districts also have average monthly rents above the County average of \$989. Average monthly rents are \$1,080 in the Upper Potomac Planning District, \$1,061 in the Pohick Planning District, \$1,059 in the Bull Run Planning District, \$1,052 in the Vienna Planning District, \$1,043 in the Fairfax Planning District, \$1,023 in the Rose Hill Planning District, and \$1,006 in the Jefferson Planning District. Six planning districts have average monthly rents below the countywide average. The least costly rental units are located in the Mount Vernon Planning District, where units rent for an average of \$819 per month, two-thirds that of the average monthly rent in McLean. Baileys and Lower Potomac Planning Districts also have average monthly rents below \$900 at \$869 and \$831, respectively. Complexes in the Springfield, Annandale, and Lincolnia Planning Districts have average monthly rents of \$970, \$959, and \$904, respectively.

**FIGURE 1**  
**Average Rent by Planning District**  
**Fairfax County, 1998 and 2000**



The highest rate of increase in average rent occurred in the Springfield Planning District, where average monthly rent rose from \$779 to \$970, or 24.5 percent, between January 1998 and January 2000. A new complex, Springfield Station, added 629 low- and mid-rise apartments, increasing the total inventory for the district by 86.5 percent. All apartment complexes within the district had an increase in their average rents. The average monthly rents at Springfield Station were \$1,158 among the low-rise units and \$1,147 among the mid-rise units compared to \$750 to \$951 for the other complexes within the Springfield Planning District built 16 or more years ago. The addition of the Springfield Station units was the main factor in the large increase in average rent for the district. The Upper Potomac Planning District followed the Springfield Planning District with the second highest rate of increase, 21.3 percent. Average monthly rent in the Upper Potomac Planning District rose from \$890 in January 1998 to \$1,080 in January 2000. The Rose Hill Planning District had the smallest rate of growth with average monthly rents increasing 6.1 percent from \$964 in January 1998 to \$1,023 in January 2000.

**FIGURE 2**  
**Average Rent by Supervisor District**  
**Fairfax County, 1998 and 2000**



By supervisor district, the most costly rental units are located in the Providence Supervisor District, where units rent for an average of \$1,105 per month (Figure 2). Five other supervisor districts also have average monthly rents above the countywide average of \$989. Average monthly rents are within seven dollars of each other in the Sully, Hunter Mill, Springfield, and Dranesville Supervisor Districts, \$1,065, \$1,063, \$1,061, and \$1,058, respectively. In the Braddock Supervisor District, average monthly rent is \$1,008. Three supervisor districts have average monthly rents below the countywide average. Rental units in the Mason and Lee Supervisor Districts average \$882 and \$868 per month, respectively. Monthly rent is least expensive in the Mount Vernon Supervisor District where it averages \$862.

While average monthly rents are lowest in the Mount Vernon Supervisor District, they experienced the highest rate of increase, 22.6 percent from January 1998 to January 2000. The Hunter Mill and Sully Supervisor Districts also had large increases in average rent, 21.3 percent and 20.1 percent respectively. Average monthly rent rose 17.2 percent in the Providence Supervisor District, 16.5 percent in the Springfield Supervisor District, 14.8 percent in the Dranesville Supervisor District and 11.7 percent in the Lee Supervisor District. The rate of growth in average rents was slowest in the Mason and Braddock Supervisor Districts, 10.5 percent and 10.4 percent, respectively.

# ***V - Rental Complexes With Features For Individuals With Disabilities***

---

Half of the rental complexes (113) in Fairfax County reported units with features for individuals with disabilities (Appendix A, Table 4). Though the complexes reporting accommodations for persons with disabilities contain a total of 30,597 units, not all of these units have disability features. Some complexes only have a few units modified with disability features while other complexes have these features in all of their units. Units designed with features for individuals with disabilities included the following physical adjustments: elevators with Braille; ramps with handrails; shower/tub grab bars; wheelchair accessible doorways; low cabinets, sinks, counter tops; and raised toilet seats/commodes. Five complexes identified other disability features. Forest Glen at Sully Station and Burke Lake Gardens have emergency pull cords. The Commons at Kingstowne apartments have installed panic alarms. Low closet racks are available at The Sycamores and lower light switches and higher electric sockets are features at Woodside Apartments.

Eight complexes with disability features have a total of 1,284 units reserved for senior citizens. All eight of these projects provide grab bars in the shower/tub and six of them also offer elevators with Braille, wide doorways that are wheelchair accessible, and raised toilets/commodes. Five of the rental complexes with disability features and units reserved for seniors have low cabinets; sinks or counters and four have ramps with handrails.

Rental complexes with units modified for individuals with disabilities range from the newest to the oldest projects in the County. Thirty percent of the rental housing complexes reporting features for individuals with disabilities were among the oldest in the County—20 or more years of age. Twenty percent of the projects with disability features were in the 11 to 15-year age category and 19 percent were between one and five years old. Thirteen rental projects (12 percent) with disability features were 16 to 20 years old, eleven (10 percent) were less than one year old, and ten rental complexes with disability modifications (9 percent) were in the six to 10-year age range.

The Sully Supervisor District had 26 rental complexes reporting features for individuals with disabilities. The Hunter Mill Supervisor District followed closely with 24 rental complexes reporting such features.

The Upper Potomac Planning District had 28 rental housing projects reporting features for individuals with disabilities. The Bull Run Planning District was next with 22 rental complexes with units for individuals with disabilities.





# **Appendix A**



**TABLE 1**  
**RENTAL HOUSING DATA BY PROJECT NAME**  
**FAIRFAX COUNTY, VIRGINIA**  
*January 2000*

Project Name	Map Reference Number	Age of Complex	Structure Type	Total Units	Amenities*	Lease Options*
ABBOTTS RUN	1004 01 0002	11-15 YEARS	GARDEN	245	ABCDFHKL	AC
APTS AT NORTH POINT	0114 27 0003	< 1 YEAR	GARDEN	104	ABCDEFHGHIK	NONE
ASHBY AT MCLEAN	0302 01 0030B	16-20 YEARS	HIGHRISE	250	ABCDEFHIJKL	C
ASHFORD MEADOWS APTS	0251 01 0003J	1-5 YEARS	GARDEN	434	ABCDFGIK	AC
AUTUMNWOODS APTS	0551 01 0030	6-10 YEARS	GARDEN	420	ABCDFGHIK	AC
AVALON AT FAIR LAKES	0454 11 0003	1-5 YEARS	GARDEN	45	ABCDFIK	C
AVALON AT FAIR LAKES	0454 11 0003	1-5 YEARS	TOWNHOUSE	188	ABCDFIK	C
AVALON CRESCENT	0294 07 B	1-5 YEARS	GARDEN	382	ABCDFGIK	AC
AVALON CRESCENT	0294 07 B	1-5 YEARS	TOWNHOUSE	173	ABCDFGIK	AC
AVALON FOX MILL	0163 01 0024A	< 1 YEAR	GARDEN	33	ABCDFGIKL	AC
AVALON FOX MILL	0163 01 0024A	< 1 YEAR	TOWNHOUSE	132	ABCDFGIKL	C
BAILEY HOUSE APTS	0612 01 0070	> 20 YEARS	MIDRISE	49	CJK	NONE
BAKERSFIELD VILLAGE	1012 01 0010B	> 20 YEARS	GARDEN	32	ACDGIK	B
BAKERSFIELD VILLAGE	1012 01 0010B	> 20 YEARS	TOWNHOUSE	72	ACDGIK	B
BARCROFT PLAZA APTS	0614 01 0158	> 20 YEARS	GARDEN	196	ACDGIK	C
BARCROFT VIEW APTS	0614 01 0023	> 20 YEARS	GARDEN	368	CDGIK	C
BEACON HILL APTS	0922 01 0016A	> 20 YEARS	GARDEN	726	ACDEGHIK	ABC
BEDFORD VILLAGE APTS	0592 01 0001F	> 20 YEARS	GARDEN	482	ABCDGFIK	B
BEDFORD VILLAGE TOWNHOMES	0592 01 0001F	> 20 YEARS	TOWNHOUSE	269	ABCDGFIK	B
BELLE HAVEN TOWERS	0833 01 0090B	> 20 YEARS	HIGHRISE	568	ACEGHJ	ABC
BELVOIR PLAZA APTS	1092 02 0005	> 20 YEARS	GARDEN	45	CDGK	NONE
BENT TREE APTS	0544 01 0114	11-15 YEARS	GARDEN	745	ABCDFGHIK	AC
BERKELEY SQUARE APTS	0383 01 0049	> 20 YEARS	GARDEN	298	ACDEFHGHIK	ABC
BREN MAR APTS	0811 01 0007C	> 20 YEARS	GARDEN	134	ABCDKL	C
BRISTOL GABLE APTS	0913 01 0063D	6-10 YEARS	GARDEN	355	ABCDFGHIK	AC
BROOKRIDGE APT HOMES	0543 01 0008A	11-15 YEARS	GARDEN	128	ABCDFHKL	ABC
BROOKRIDGE APT HOMES	0543 01 0008A	11-15 YEARS	TOWNHOUSE	124	ABCDFHKL	BC
BUCKMAN ROAD APTS	1012 01 0019	> 20 YEARS	GARDEN	200	CEGK	NONE
BURKE LAKE GARDENS	0881 01 0011	11-15 YEARS	GARDEN	100	CDEJK	C
BURKE SHIRE COMMONS	0772 01 0060A	11-15 YEARS	GARDEN	359	ABCDFIK	C

\* See key at end of table.

TABLE 1  
 RENTAL HOUSING DATA BY PROJECT NAME  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 2 of 8

Project Name	Map Reference Number	Age of Complex	Structure Type	Total Units	Amenities*	Lease Options*
CAMBRIDGE COMMONS	0513 18 B	> 20 YEARS	GARDEN	305	ACDG	NONE
CANTERBURY SQUARE APTS	1091 01 0002	> 20 YEARS	GARDEN	151	ACDEFGK	ABC
CARLYN HILL APTS	0621 01 0003	> 20 YEARS	GARDEN	73	CDGK	C
CARTER LAKE APTS	0181 01 0009	16-20 YEARS	GARDEN	257	ACDGHK	BC
CAVALIER CLUB APTS	0513 01 0043	> 20 YEARS	HIGHRISE	220	ACDEHIJK	ABC
CHANTILLY MEWS	0344 07 0002A	16-20 YEARS	TOWNHOUSE	50	CDGK	NONE
CHARTER OAK APTS	0172 22 0001A	> 20 YEARS	GARDEN	260	ABCDGK	ABC
CHELSEA SQUARE APTS	0802 01 0020A	> 20 YEARS	GARDEN	166	ACDGIK	C
CHERRY ARMS APTS	0933 01 0001	> 20 YEARS	GARDEN	168	ACDGIK	ABC
CHURCHILL APTS	0501 01 0038	> 20 YEARS	MIDRISE	150	ACDEIJK	NONE
CIRCLE TOWERS APTS	0484 01 0003	> 20 YEARS	HIGHRISE	552	ABCDEGHIJKL	AC
CIRCLE TOWERS TOWNHOMES	0484 01 0003	> 20 YEARS	TOWNHOUSE	52	ABCDGHIKL	AC
COLUMBIA VIEW APTS	0612 01 0068	> 20 YEARS	GARDEN	53	CDK	NONE
COMMONS AT KINGSTOWNE	0914 01 0001B	6-10 YEARS	GARDEN	554	ABCDGHIKL	C
COMMONS OF MCLEAN	0303 28 0005	> 20 YEARS	GARDEN	544	ABCDGK	NONE
COMMONS OF MCLEAN	0303 28 0005	> 20 YEARS	TOWNHOUSE	28	ABCDGK	NONE
CORALAIN GARDENS APTS	0503 01 0003	> 20 YEARS	GARDEN	106	CDIK	NONE
COURTS OF MOUNT VERNON	1014 06 0016A	> 20 YEARS	GARDEN	168	ACDGK	AC
CRESCENT APTS	0172 16 0001A	> 20 YEARS	GARDEN	180	ACDGHK	C
DEVONSHIRE SQUARE APTS	0392 01 0050	> 20 YEARS	GARDEN	84	ABCDGK	C
DOLLEY MADISON APTS	0392 01 0072	> 20 YEARS	GARDEN	580	ABCDGHIKL	C
DULLES CENTER APT HOMES	0154 01 0003E	1-5 YEARS	GARDEN	272	ABCDFGHI	C
DULLES COURT APTS	0161 02 0016B	> 20 YEARS	GARDEN	179	ACDGHK	BC
DULLES GREENE APTS	0161 01 0005B	< 1 YEAR	GARDEN	257	ABCDEFGHIKL	C
DUNN LORING METRO APTS	0492 01 0041	> 20 YEARS	GARDEN	17	ACK	C
EAST MEADOW APTS	0452 01 0037	> 20 YEARS	GARDEN	150	ABCDEFGK	C
EDSALL GARDEN APTS	0811 06 0003	> 20 YEARS	GARDEN	174	ACGK	C
EDSALL STATION APTS	0724 01 0031	16-20 YEARS	GARDEN	135	ACDGK	NONE
ELDEN TERRACE APTS	0161 02 0011B	> 20 YEARS	GARDEN	184	CGK	NONE
ELLIPSE AT FAIR OAKS, THE	0561 15 0003	6-10 YEARS	GARDEN	403	ABCDEFGHIKL	BC
ELMWOOD HOUSE	0514 01 0003A	1-5 YEARS	MIDRISE	50	CDEJK	C

\* See key at end of table.

TABLE 1  
 RENTAL HOUSING DATA BY PROJECT NAME  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 3 of 8

Project Name	Map Reference Number	Age of Complex	Structure Type	Total Units	Amenities*	Lease Options*
EVERGREEN HOUSE	0604 01 0021	> 20 YEARS	MIDRISE	242	CDEJK	C
FAIRFAX CIRCLE VILLA	0483 01 0028	> 20 YEARS	GARDEN	329	ACDGJK	C
FAIRFAX TOWERS APTS	0403 01 0004	> 20 YEARS	HIGHRISE	413	ABCDEFHIJKL	ABC
FAIRFAX VILLAGE APTS	0474 01 0019	> 20 YEARS	GARDEN	174	ACIK	C
FAIRFIELD CROSSING APTS	0494 01 0056D	> 20 YEARS	GARDEN	490	ABCDFFHIK	BC
FAIRMONT GARDENS APTS	0711 03 0001	> 20 YEARS	GARDEN	388	ACDGJK	C
FAIRWAY APTS	0172 19 0002A	> 20 YEARS	GARDEN	346	ACDGHJK	C
FOREST GLEN AT SULLY STATION	0443 07 E	1-5 YEARS	GARDEN	237	ACDFJK	C
GATES OF MCLEAN, THE	0294 01 0003A	1-5 YEARS	GARDEN	622	ABCDFFGIJK	C
GLEN APTS, THE	0501 01 0042A	>20 YEARS	GARDEN	152	ACDIK	NONE
GOLDEN GATE APTS	0623 01 0012	> 20 YEARS	GARDEN	184	CDGJK	C
GRAND VIEW APTS	0621 01 0009	> 20 YEARS	GARDEN	257	ACDGJK	NONE
GREENE HILLS ESTATES	0991 01 0002C	16-20 YEARS	TOWNHOUSE	100	CDGK	NONE
GROVETON GARDENS APTS	0924 01 0013	> 20 YEARS	GARDEN	339	ACDEGHIK	C
HARBOR PARK APTS	0114 01 0003	1-5 YEARS	GARDEN	187	ABCDFFIK	ABC
HARTLAND MANOR	0492 01 0037	> 20 YEARS	GARDEN	60	ACK	NONE
HERMITAGE APTS, THE	0463 01 0036C	11-15 YEARS	GARDEN	491	ABCDEFHIKL	ABC
HERNDON COURTS APTS	0162 14 0002A	> 20 YEARS	GARDEN	33	CK	C
HERNDON COURTS TOWNHOMES	0162 14 0002A	> 20 YEARS	TOWNHOUSE	30	CK	C
HOLLY COURT APTS	0924 01 0021	> 20 YEARS	GARDEN	89	ACDGJK	C
HOLLY COURT TOWNHOMES	0924 01 0021	> 20 YEARS	TOWNHOUSE	20	ACDGJK	C
HUNTING CREEK TOWNHOUSES	1012 12 0020	16-20 YEARS	TOWNHOUSE	35	BCDGK	NONE
HUNTINGTON GARDENS	0833 0207 A	> 20 YEARS	GARDEN	108	ACDGK	C
HUNTINGTON GATEWAY APTS	0833 01 0076	6-10 YEARS	HIGHRISE	415	ABCDEFHIJKL	ABC
HUNTINGTON GATEWAY TOWNHOMES	0833 01 0076	6-10 YEARS	TOWNHOUSE	26	ABCDEFHIJKL	ABC
HUNTINGTON STATION APTS	0831 08 0080A	> 20 YEARS	GARDEN	23	CD	NONE
IDYWOOD VILLAGE WEST APTS	0403 01 0003A	> 20 YEARS	GARDEN	385	ACDGJK	C
INTERNATIONAL APTS	0162 02 0121	> 20 YEARS	GARDEN	90	CDGK	C

\* See key at end of table.

TABLE 1  
 RENTAL HOUSING DATA BY PROJECT NAME  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 4 of 8

Project Name	Map Reference Number	Age of Complex	Structure Type	Total Units	Amenities*	Lease Options*
JANNA LEE VILLAGE APTS	1012 01 0017	> 20 YEARS	GARDEN	319	ACDEGIK	NONE
JEFFERSON AT FAIR OAKS	0463 01 0036B	1-5 YEARS	GARDEN	180	ABCDEFIKL	AC
JEFFERSON AT PRESIDENTS PARK	0154 01 0022J	< 1 YEAR	GARDEN	33	ABCDEFIK	C
JEFFERSON AT VAN DORN	0812 08 0002A	1-5 YEARS	GARDEN	358	ABCDEFGIKL	AC
JEFFERSON COMMONS	0163 01 0037A	1-5 YEARS	GARDEN	288	ABCDFGHIK	C
JEFFERSON GARDENS	0833 03 B	> 20 YEARS	GARDEN	67	C	B
JOHNSON APTS	0502 01 0040	> 20 YEARS	GARDEN	5	ABCD	NONE
KENDRICK COURT AT MCNAIR FARMS	0163 01 0038D	< 1 YEAR	GARDEN	139	ACDEFJK	C
KINGS GARDENS APTS	0833 01 0007A	> 20 YEARS	GARDEN	442	ACDEGIK	AB
KINGSLEY COMMONS TOWNHOUSES	0503 12 0003	> 20 YEARS	TOWNHOUSE	401	ABCDEGK	C
KNOLLS AT NEWGATE	0543 01 0002	> 20 YEARS	GARDEN	143	ACDGK	C
LAKESIDE APTS	0651 01 0003C	11-15 YEARS	GARDEN	683	ABCDFGHIK	C
LAUREL GLADE APTS	0261 10 0010	> 20 YEARS	GARDEN	200	CDGK	NONE
LEE OVERLOOK APTS	0642 01 0005B	1-5 YEARS	GARDEN	195	ABCDGHI	C
LEE VALLEY APTS	0901 01 0044	> 20 YEARS	GARDEN	241	ACGIK	NONE
LEWINSVILLE	0303 01 0062	16-20 YEARS	GARDEN	144	CDEJK	C
LINCOLN AT FAIR OAKS, THE	0561 01 0013	1-5 YEARS	GARDEN	283	ABCDEFIK	C
LINCOLN AT TYSONS CORNER, THE	0293 22 0001	6-10 YEARS	GARDEN	998	ABCDEFHIJK	ABC
LIONS GATE AT PRESIDENT'S PARK	0154 01 0022E	< 1 YEAR	GARDEN	54	ABCDEFGIK	C
LIONS GATE AT PRESIDENT'S PARK	0154 01 0022E	< 1 YEAR	TOWNHOUSE	7	ABCDEFGIK	C
LOCKWOOD HOUSE APTS	0514 01 0003	11-15 YEARS	GARDEN	99	CDEFJK	C
MADISON RIDGE APTS	0642 01 0037	11-15 YEARS	GARDEN	215	ABCDGHIKL	ABC
MARGATE MANOR APTS	0584 01 0052	> 20 YEARS	GARDEN	189	ACDGK	C
MAYFAIR HOUSE APTS	0504 01 0041	> 20 YEARS	GARDEN	206	ABCDGK	B
MEADOW WOODS APTS	0924 01 0020	> 20 YEARS	GARDEN	712	ACGIK	BC
MERRIFIELD COMMONS APTS	0494 01 0044D	1-5 YEARS	GARDEN	124	ABCDFGIK	C
MERRIFIELD VILLAGE APTS	0492 01 0040	> 20 YEARS	GARDEN	706	ACDEFGIKL	C
MONTICELLO GARDENS APTS	0503 01 0005C	> 20 YEARS	GARDEN	732	ACGIK	BC
MORNINGSIDE APTS	0724 01 0011	> 20 YEARS	GARDEN	505	ACDGHK	BC

\* See key at end of table.

TABLE 1  
 RENTAL HOUSING DATA BY PROJECT NAME  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 5 of 8

Project Name	Map Reference Number	Age of Complex	Structure Type	Total Units	Amenities*	Lease Options*
MOUNT VERNON APTS	1014 01 0009	> 20 YEARS	GARDEN	179	ACDEGK	C
MOUNT VERNON GARDENS APTS	0924 01 0069A	> 20 YEARS	GARDEN	34	CDGK	NONE
MOUNT VERNON HOUSE, THE	1023 01 0046C	16-20 YEARS	GARDEN	130	CDEJK	C
MOUNT VERNON SQUARE APTS	0933 01 0005E	> 20 YEARS	GARDEN	1380	ABCDEFHGHIKL	ABC
MUNSON HILL TOWERS	0611 01 0011	> 20 YEARS	HIGHRISE	278	ACDEFHGHIJKL	C
OAK CREEK TOWNHOUSES	0481 22 0001	16-20 YEARS	TOWNHOUSE	46	CDGK	NONE
OAKS IN FAIR LAKES	0561 08 0002	11-15 YEARS	GARDEN	281	ABCDGHIKL	ABC
OAKS OF WOODLAWN	1092 01 0012	11-15 YEARS	GARDEN	175	ABCDFGHIK	C
OAKTON GABLES	0473 01 0030B	11-15 YEARS	GARDEN	311	ABCDFGHIK	ABC
OAKTON PARK APTS	0474 01 0020	> 20 YEARS	GARDEN	418	ACDGK	BC
OAKVIEW GARDEN APTS	0614 01 0091	> 20 YEARS	GARDEN	323	CEGK	NONE
OAKWOOD AT TYSONS	0293 01 0035	16-20 YEARS	GARDEN	218	ABCDHIKL	ABC
OLD CENTREVILLE GABLE APTS	0544 01 0083B	11-15 YEARS	GARDEN	265	ABCDFGHIK	AC
OLDE SALEM VILLAGE	0612 39330001	> 20 YEARS	GARDEN	412	DG	NONE
OLDE SALEM VILLAGE	0612 39330001	> 20 YEARS	TOWNHOUSE	36	DG	NONE
ORLEANS VILLAGE	0721 01 0044A	> 20 YEARS	GARDEN	499	ABCDGK	NONE
ORLEANS VILLAGE	0721 01 0044A	> 20 YEARS	TOWNHOUSE	352	ABCDGK	NONE
ORRINGTON COURT APTS	0502 02 B	> 20 YEARS	GARDEN	25	C	NONE
PARK AVENUE APTS	0104 02 0014D	> 20 YEARS	GARDEN	43	CGK	NONE
PARKRIDGE GARDENS APTS	0162 02 0123	> 20 YEARS	GARDEN	131	ABCDGKL	C
PARKRIDGE GARDENS TOWNHOMES	0162 02 0123	> 20 YEARS	TOWNHOUSE	12	ABCDGK	C
PARKWOOD APTS	0612 14 0021	> 20 YEARS	GARDEN	221	ACDGK	NONE
PARLIAMENTS APTS, THE	0711 01 0077	> 20 YEARS	GARDEN	498	ACGK	ABC
PARLIAMENTS APTS, THE	0711 01 0077	> 20 YEARS	HIGHRISE	252	ACEGIJK	ABC
PATRIOT VILLAGE APTS	0702 01 0023	> 20 YEARS	GARDEN	1028	ABCDGK	B
PATRIOT VILLAGE TOWNHOMES	0702 01 0023	> 20 YEARS	TOWNHOUSE	36	ABCDGK	B
PEACHTREE OF MCLEAN	0401 01 0034	> 20 YEARS	GARDEN	227	ABCDGK	AC
PEACHTREE OF MCLEAN	0401 01 0034	> 20 YEARS	MIDRISE	112	ACDGIJK	AC
PENDERBROOK APTS	0463 01 0071	11-15 YEARS	GARDEN	422	ABCDEFHGHIKL	C
PINE SPRING GARDENS	0503 1905 A	> 20 YEARS	GARDEN	62	ACK	C
PINE SPRING GARDENS	0503 1905 A	> 20 YEARS	TOWNHOUSE	38	CK	NONE

\* See key at end of table.



TABLE 1  
 RENTAL HOUSING DATA BY PROJECT NAME  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 6 of 8

Project Name	Map Reference Number	Age of Complex	Structure Type	Total Units	Amenities*	Lease Options*
PINEWOOD PLAZA APTS	0584 01 0048	> 20 YEARS	GARDEN	198	ACDGIK	C
POST CORNERS AT TRINITY CENTRE	0544 01 0003C	1-5 YEARS	GARDEN	335	ABCDFGHIK	ABC
POST FOREST APTS	0561 01 0024A	6-10 YEARS	GARDEN	361	ABCDEFHIKL	ABC
PRINCE FAIRFAX APTS	0823 01 0040E	> 20 YEARS	GARDEN	262	ABCDEGHIKL	C
PROVIDENCE HALL APTS	0484 01 0012C	> 20 YEARS	GARDEN	194	ACDEGIK	C
RAVENSWORTH TOWERS	0711 09 0004C	> 20 YEARS	HIGHRISE	219	ABCDEFIJK	ABC
RAVENWOOD TOWERS	0513 01 0024	> 20 YEARS	MIDRISE	309	ACDEF	ABC
REGENTS PARK APTS	0484 01 0001K	1-5 YEARS	GARDEN	349	ABCDFGHIK	AC
RENAISSANCE APTS	0394 01 0178A	11-15 YEARS	HIGHRISE	329	ABCDEFHIJKL	ABC
RESTON LANDING	0171 12 0008	< 1 YEAR	GARDEN	398	ABCDEFHIKL	ABC
RIVERSIDE PARK APTS	0833 01 0101	> 20 YEARS	HIGHRISE	1222	ACDEFHIJKL	ABC
ROBINWOOD GARDENS	0612 01 0059	> 20 YEARS	GARDEN	58	ACDK	NONE
ROLLING HILLS APTS	1012 01 0008	> 20 YEARS	GARDEN	157	ABCDGIKL	B
ROSE HILL APTS	0823 01 0040A	> 20 YEARS	GARDEN	180	ABCDEGHIKL	C
RUSSELL APTS	1013 01 0040	> 20 YEARS	GARDEN	9	D	C
SACRAMENTO SQUARE APTS	1004 01 0011	11-15 YEARS	GARDEN	214	ABCDGIK	ABC
SANGER PLACE	1074 01 0085A	< 1 YEAR	GARDEN	146	ABCDFGIK	C
SARATOGA SQUARE APTS	0982 01 0013A	11-15 YEARS	GARDEN	78	ABCDFGKL	ABC
SARATOGA SQUARE TOWNHOMES	0982 01 0013A	11-15 YEARS	TOWNHOUSE	22	ABCDFHIKL	ABC
SEVEN CORNERS APTS	0513 18 D	> 20 YEARS	GARDEN	282	CG	NONE
SHENANDOAH CROSSING	0451 01 0014	11-15 YEARS	GARDEN	637	ABCDFGHIKL	C
SKYLINE TOWERS	0623 01 0032	> 20 YEARS	HIGHRISE	940	ACDEFGIJKL	B
SKYVIEW APTS	1013 01 0038	> 20 YEARS	GARDEN	119	ACDGIK	BC
SPRING GARDEN APTS	1012 01 0045	> 20 YEARS	GARDEN	207	CG	NONE
SPRINGFIELD GARDEN APTS	0803 01 0007	> 20 YEARS	GARDEN	220	CGK	C
SPRINGFIELD SQUARE APTS	0802 01 0019B	> 20 YEARS	GARDEN	410	ACDEFGIK	ABC
SPRINGFIELD STATION APTS	0902 01 0062A	1-5 YEARS	GARDEN	439	ABCDEFHIKL	C
SPRINGFIELD STATION APTS	0902 01 0062A	1-5 YEARS	MIDRISE	190	ABCDEFHIJKL	C

\* See key at end of table.

TABLE 1  
 RENTAL HOUSING DATA BY PROJECT NAME  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 7 of 8

Project Name	Map Reference Number	Age of Complex	Structure Type	Total Units	Amenities*	Lease Options*
SPRINGS AT RESTON	0261 09 0001	> 20 YEARS	GARDEN	360	ACDEFGHIKL	ABC
ST JOHNS WOOD	0114 01 0012	6-10 YEARS	GARDEN	246	ABCDFIK	C
STRAWBRIDGE SQUARE APTS	0723 01 0040	16-20 YEARS	GARDEN	42	CDGK	NONE
STRAWBRIDGE SQUARE TOWNHOMES	0723 01 0040	16-20 YEARS	TOWNHOUSE	86	CDGK	NONE
STUART WOODS APTS	0171 02 0005C	> 20 YEARS	GARDEN	445	ABCDFGHIKL	BC
SUMMIT FAIR LAKES	0454 01 0024F	1-5 YEARS	GARDEN	492	ABCDEFGIJK	C
SUMMIT FAIR LAKES	0454 01 0024F	1-5 YEARS	TOWNHOUSE	36	ABCDEFGIJK	C
SUMMIT FAIR OAKS	0561 01 0015A	6-10 YEARS	GARDEN	244	ABCDFGIK	ABC
SUMMIT RESTON	0172 01 0024A	11-15 YEARS	GARDEN	416	ABCDFIK	C
SUMMIT SQUARE APTS	0474 09 G	11-15 YEARS	GARDEN	114	ABCDFIJK	ABC
SUMMIT SQUARE APTS	0474 09 G	11-15 YEARS	MIDRISE	247	ABCDFIJK	ABC
SUNSET PARK APTS	0614 17 B	> 20 YEARS	GARDEN	89	ACK	NONE
SYCAMORES, THE	0172 01 0011B	16-20 YEARS	GARDEN	183	ABCDGKL	ABC
TOWERS AT MORNINGSIDE	0724 01 0011	> 20 YEARS	MIDRISE	173	ACDEGHIJK	BC
TOWNES AT COPPER SPRINGS	0161 08 0140	> 20 YEARS	TOWNHOUSE	143	ABCDFGIKL	C
TOWNES OF BURKE	0781 19 0001	11-15 YEARS	TOWNHOUSE	8	ABCK	BC
TREVORS RUN APTS	0154 01 0003C	< 1 YEAR	GARDEN	168	ABCDEFGKL	NONE
TYSON TOWNE	0392 31 0002	11-15 YEARS	TOWNHOUSE	111	ABCDGKL	NONE
TYSONS GLEN APTS	0392 30132151	> 20 YEARS	GARDEN	245	ABCDFGHIKL	C
TYSONS GLEN TOWNHOMES	0392 30132151	> 20 YEARS	TOWNHOUSE	97	ABCDFGHIKL	C
TYSONS LANDING APTS	0392 01 0071	16-20 YEARS	GARDEN	40	CDGK	NONE
TYSONS TOWERS APTS	0293 01 0016	> 20 YEARS	MIDRISE	273	CDEJK	C
TYSONS VIEW APTS	0403 01 0003	> 20 YEARS	GARDEN	310	ACDGI	NONE
VIENNA PARK APTS	0491 02 0006	> 20 YEARS	GARDEN	293	ACDGKIL	ABC
VILLAGE APTS	1091 01 0031	> 20 YEARS	GARDEN	30	CDK	BC
VILLAGE AT MCNAIR FARMS, THE	0163 01 0023B	6-10 YEARS	GARDEN	280	ABCDEFGHIK	AC
VIRGINIA VILLAGE	0723 01 0054	> 20 YEARS	GARDEN	344	ACDGIK	NONE
VISTA GARDENS APTS	0612 14 0014	> 20 YEARS	GARDEN	295		C

\* See key at end of table.

TABLE 1  
 RENTAL HOUSING DATA BY PROJECT NAME  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 8 of 8

Project Name	Map Reference Number	Age of Complex	Structure Type	Total Units	Amenities*	Lease Options*
WASHINGTON AVENUE APTS	1014 08D 0004	> 20 YEARS	GARDEN	23	CDEK	NONE
WASHINGTON SQUARE APTS	1013 0902 A	> 20 YEARS	GARDEN	219	ACDIK	C
WATERSIDE APTS	0171 01 0010	11-15 YEARS	GARDEN	273	ABCDFGK	ABC
WEDGEWOOD EAST	0711 01 0072B	> 20 YEARS	GARDEN	123	ACDEGK	NONE
WEDGEWOOD MANOR	0711 01 0072A	> 20 YEARS	GARDEN	123	CDEGK	NONE
WEDGEWOOD WEST APTS	0702 01 0008	> 20 YEARS	GARDEN	407	ACDEGK	NONE
WEDGEWOOD WEST TOWNHOMES	0702 01 0008	> 20 YEARS	TOWNHOUSE	15	ACEIK	C
WEST FALLS STATION	0401 01 0044	> 20 YEARS	GARDEN	176	ABCDFIK	C
WEST SPRINGFIELD TERRACE APTS	0793 05 0007A	> 20 YEARS	GARDEN	243	ABCDFGHIK	BC
WESTERLY AT WORLDCATE, THE	0163 02 0002B	1-5 YEARS	GARDEN	319	ABCDEFIKL	ABC
WESTFIELD VILLAGE	0443 07 H	11-15 YEARS	GARDEN	225	ABCDFIK	C
WEXFORD MANOR APTS	0501 01 0023	> 20 YEARS	GARDEN	74	CDGK	NONE
WINDSOR AT FAIR LAKES, THE	0454 01 0032	11-15 YEARS	GARDEN	248	ABCDFGK	C
WINDSOR GABLE APTS	0913 01 0063C	11-15 YEARS	GARDEN	293	ABCDFGHIK	AC
WINTERTHUR APTS	0261 09 0002	> 20 YEARS	GARDEN	300	ABCDFGK	C
WOODLAWN GARDENS APTS	1013 01 0008	> 20 YEARS	GARDEN	226	ACDK	NONE
WOODLAWN GARDENS II	1013 01 0005	> 20 YEARS	GARDEN	178	ACDGK	B
WOODLEY ARMS APTS	0831 20 0001B	> 20 YEARS	GARDEN	32	CK	NONE
WOODS OF FAIRFAX, THE	1083 01 0006	16-20 YEARS	GARDEN	605	ABCDFGHIK	ABC
WOODSIDE APTS	1083 01 0015	11-15 YEARS	GARDEN	252	ABCDFGK	ABC
WOODWAY AT TRINITY CENTRE	0544 01 0001B	1-5 YEARS	GARDEN	502	ABCDFGK	C

*Amenities Key	*Lease Options Key
A = Dishwasher	A = Furnished Apts
D = Wall-to-Wall Carpet	B = Short-term Leases
G = Playground	C = Pets Allowed
J = Elevators	
B = Washer/Dryer In Unit	C = Air Conditioning
E = Security Guard/System	F = Spa/Exercise Facility
H = Tennis Courts	I = Pool
K = Garbage Disposal	L = Microwave

**TABLE 2**  
**RENTAL HOUSING RENTS BY BEDROOM TYPE**  
**FAIRFAX COUNTY, VIRGINIA**  
**January 2000**

Project Name	Structure Type	Efficiency	1 Bedroom	1 Bedroom/Den	2 Bedrooms	2 Bedrooms/Den	3 Bedrooms	3 Bedrooms/Den	4 Bedrooms	Utilities Included*
ABBOTTS RUN	GARDEN		\$ 858	\$ 1,000	\$ 1,113	\$ 1,280				NONE
APTS AT NORTH POINT	GARDEN			\$ 1,260	\$ 1,438		\$ 1,650			NONE
ASHBY AT MCLEAN	HIGHRISE	\$ 893	\$ 1,060	\$ 1,435	\$ 1,749		\$ 1,749			D
ASHFORD MEADOWS APTS	GARDEN		\$ 995	\$ 1,138	\$ 1,313	\$ 1,385	\$ 1,528	\$ 1,650		NONE
AUTUMWOODS APTS	GARDEN		\$ 971	\$ 1,139	\$ 1,191					NONE
AVALON AT FAIR LAKES	GARDEN		\$ 1,033							NONE
AVALON AT FAIR LAKES	TOWNHOUSE				\$ 1,410	\$ 1,655				NONE
AVALON CRESCENT	GARDEN		\$ 1,230	\$ 1,468	\$ 1,505	\$ 1,760				NONE
AVALON CRESCENT	TOWNHOUSE				\$ 1,790					NONE
AVALON FOX MILL	GARDEN						\$ 1,528			NONE
AVALON FOX MILL	TOWNHOUSE				\$ 1,513		\$ 1,783			NONE
BAILEY HOUSE APTS	MIDRISE	\$ 700	\$ 800		\$ 913					ABCDEF
BAKERSFIELD VILLAGE	GARDEN		\$ 580	\$ 646	\$ 725					CD
BAKERSFIELD VILLAGE	TOWNHOUSE		\$ 602		\$ 740		\$ 899			CD
BARCROFT PLAZA APTS	GARDEN	\$ 635	\$ 715	\$ 755	\$ 860	\$ 900	\$ 1,010			CD
BARCROFT VIEW APTS	GARDEN		\$ 785		\$ 938	\$ 1,018	\$ 1,160			ABCDEF
BEACON HILL APTS	GARDEN	\$ 663	\$ 790	\$ 800	\$ 880	\$ 1,010	\$ 1,145			ABCDEF
BEDFORD VILLAGE APTS	GARDEN		\$ 990	\$ 998	\$ 1,145					ABCEF
BEDFORD VILLAGE TOWNHOMES	TOWNHOUSE				\$ 1,253		\$ 1,465			ABCEF
BELLE HAVEN TOWERS	HIGHRISE	\$ 659	\$ 781		\$ 926		\$ 968			ABCDEF
BELVOIR PLAZA APTS	GARDEN		\$ 555		\$ 680					ACDEF
BENT TREE APTS	GARDEN		\$ 908	\$ 958	\$ 1,058	\$ 1,158	\$ 1,170			D
BERKELEY SQUARE APTS	GARDEN		\$ 904	\$ 936	\$ 1,017					ACDE
BREN MAR APTS	GARDEN		\$ 733		\$ 858		\$ 990			D
BRISTOL GABLE APTS	GARDEN		\$ 950	\$ 1,150	\$ 1,183		\$ 1,450			NONE
BROOKRIDGE APT HOMES	GARDEN		\$ 895		\$ 1,048		\$ 1,400			NONE
BROOKRIDGE APT HOMES	TOWNHOUSE			\$ 985	\$ 1,150	\$ 1,200				NONE
BUCKMAN ROAD APTS	GARDEN		\$ 459		\$ 500		\$ 539			ABCDEF
BURKE LAKE GARDENS	GARDEN		\$ 1,007							ABCDF
BURKE SHIRE COMMONS	GARDEN		\$ 940	\$ 1,028	\$ 1,125		\$ 1,293			NONE
CAMBRIDGE COMMONS	GARDEN		\$ 700		\$ 820					D
CANTERBURY SQUARE APTS	GARDEN	\$ 583	\$ 672		\$ 757					D

\* See key at end of table.

TABLE 2  
 RENTAL HOUSING RENTS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 2 of 7

Project Name	Structure Type	Efficiency	1 Bedroom	1 Bedroom/ Den	2 Bedrooms	2 Bedrooms/ Den	3 Bedrooms	3 Bedrooms/ Den	4 Bedrooms	Utilities Included*
CARLYN HILL APTS	GARDEN	\$ 550	\$ 675		\$ 800		\$ 1,000			CD
CARTER LAKE APTS	GARDEN		\$ 830	\$ 895	\$ 960					AC
CAVALIER CLUB APTS	HIGHRISE	\$ 727	\$ 827	\$ 899	\$ 1,048		\$ 1,285			ABCDEF
CHANTILLY MEWS	TOWNHOUSE				\$ 1,046		\$ 1,159			D
CHARTER OAK APTS	GARDEN		\$ 1,000		\$ 1,175					ABCEF
CHELSEA SQUARE APTS	GARDEN		\$ 730	\$ 800	\$ 851	\$ 915	\$ 1,037	\$ 1,070		ADE
CHERRY ARMS APTS	GARDEN		\$ 655		\$ 755	\$ 800	\$ 885	\$ 910		ACDE
CHURCHILL APTS	MIDRISE	\$ 765	\$ 875	\$ 900	\$ 985					ABCDEF
CIRCLE TOWERS APTS	HIGHRISE		\$ 948	\$ 1,055	\$ 1,075	\$ 1,167	\$ 1,238			D
CIRCLE TOWERS TOWNHOMES	TOWNHOUSE					\$ 1,397	\$ 1,489			D
COLUMBIA VIEW APTS	GARDEN		\$ 728		\$ 875		\$ 1,205			D
COMMONS AT KINGSTOWNE	GARDEN		\$ 1,000	\$ 1,025	\$ 1,040	\$ 1,060				D
COMMONS OF MCLEAN	GARDEN		\$ 988		\$ 1,130		\$ 1,150			D
COMMONS OF MCLEAN	TOWNHOUSE						\$ 1,563		\$ 1,663	ABCDE
CORALAIN GARDENS APTS	GARDEN	\$ 655	\$ 760		\$ 855					ACDE
COURTS OF MOUNT VERNON	GARDEN		\$ 740	\$ 809	\$ 887	\$ 922	\$ 1,047			ACDE
CRESCENT APTS	GARDEN		\$ 830		\$ 953		\$ 1,125			ABCDEF
DEVONSHIRE SQUARE APTS	GARDEN		\$ 948	\$ 978	\$ 1,070		\$ 1,325			D
DOLLEY MADISON APTS	GARDEN		\$ 942	\$ 987	\$ 1,114		\$ 1,239			ACDE
DULLES CENTER APT HOMES	GARDEN				\$ 910		\$ 1,010			NONE
DULLES COURT APTS	GARDEN		\$ 875		\$ 1,007		\$ 1,063		\$ 1,135	ACDE
DULLES GREENE APTS	GARDEN		\$ 1,058	\$ 1,283	\$ 1,440	\$ 1,633	\$ 1,563			NONE
DUNN LORING METRO APTS	GARDEN		\$ 700		\$ 800	\$ 825	\$ 945		\$ 1,100	ACDE
EAST MEADOW APTS	GARDEN		\$ 895		\$ 1,035		\$ 1,235			ACDE
EDSALL GARDEN APTS	GARDEN		\$ 690		\$ 800					ABCDEF
EDSALL STATION APTS	GARDEN		\$ 785		\$ 850		\$ 1,003			D
ELDEN TERRACE APTS	GARDEN		\$ 700		\$ 800		\$ 910			ABCDEF
ELLIPSE AT FAIR OAKS, THE	GARDEN		\$ 953		\$ 1,170					NONE
ELMWOOD HOUSE	MIDRISE		\$ 400							ABCDEF
EVERGREEN HOUSE	MIDRISE	\$ 768	\$ 884							ABDF
FAIRFAX CIRCLE VILLA	GARDEN		\$ 730	\$ 780	\$ 855	\$ 950	\$ 1,023	\$ 1,065	\$ 1,118	ADE
FAIRFAX TOWERS APTS	HIGHRISE		\$ 1,058	\$ 1,245	\$ 1,280	\$ 1,488	\$ 1,488			D
FAIRFAX VILLAGE APTS	GARDEN		\$ 750		\$ 850		\$ 1,000			ABCDEF

\* See key at end of table.

TABLE 2  
 RENTAL HOUSING RENTS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 3 of 7

Project Name	Structure Type	Efficiency	1 Bedroom	1 Bedroom/Den	2 Bedrooms	2 Bedrooms/Den	3 Bedrooms	3 Bedrooms/Den	4 Bedrooms	Utilities Included*
FAIRFIELD CROSSING APTS	GARDEN		\$ 940	\$ 1,000	\$ 1,058		\$ 1,250			CE
FAIRMONT GARDENS APTS	GARDEN		\$ 765		\$ 890	\$ 900	\$ 1,030			ABCDEF
FAIRWAY APTS	GARDEN		\$ 900		\$ 1,000		\$ 1,200			ABCDEF
FOREST GLEN AT SULLY STATION	GARDEN		\$ 699		\$ 870					ACD
GATES OF MCLEAN, THE	GARDEN		\$ 1,239		\$ 1,602		\$ 1,792			NONE
GLEN APTS, THE	GARDEN	\$ 625	\$ 725	\$ 730	\$ 785					D
GOLDEN GATE APTS	GARDEN		\$ 715		\$ 885		\$ 1,075			ABCDEF
GRAND VIEW APTS	GARDEN	\$ 593	\$ 698		\$ 830		\$ 990			NONE
GREENE HILLS ESTATES	TOWNHOUSE				\$ 866		\$ 986	\$ 1,077		D
GROVETON GARDENS APTS	GARDEN		\$ 663	\$ 713	\$ 778	\$ 813	\$ 918			ACE
HARBOR PARK APTS	GARDEN		\$ 1,065	\$ 1,195	\$ 1,353	\$ 1,700	\$ 1,608			D
HARTLAND MANOR	GARDEN		\$ 800		\$ 965					ABCDEF
HERMITAGE APTS, THE	GARDEN		\$ 908	\$ 1,053	\$ 1,163		\$ 1,365			D
HERNDON COURTS APTS	GARDEN		\$ 595							D
HERNDON COURTS TOWNHOMES	TOWNHOUSE				\$ 805		\$ 895			D
HOLLY COURT APTS	GARDEN		\$ 610		\$ 715					ACDE
HOLLY COURT TOWNHOMES	TOWNHOUSE				\$ 790		\$ 930			D
HUNTING CREEK TOWNHOUSES	TOWNHOUSE				\$ 904		\$ 983	\$ 1,125		D
HUNTINGTON GARDENS	GARDEN		\$ 695		\$ 785	\$ 825				CD
HUNTINGTON GATEWAY APTS	HIGHRISE	\$ 968	\$ 1,043	\$ 1,208	\$ 1,330					D
HUNTINGTON GATEWAY TOWNHOMES	TOWNHOUSE				\$ 1,500					D
HUNTINGTON STATION APTS	GARDEN		\$ 575		\$ 655					ACDE
IDYLWOOD VILLAGE WEST APTS	GARDEN		\$ 900	\$ 960	\$ 995	\$ 1,035	\$ 1,145			ACDE
INTERNATIONAL APTS	GARDEN		\$ 779		\$ 829		\$ 940			ABCDEF
JANNA LEE VILLAGE APTS	GARDEN		\$ 675		\$ 750	\$ 795	\$ 895			NONE
JEFFERSON AT FAIR OAKS	GARDEN	\$ 848	\$ 1,008	\$ 1,088	\$ 1,263					D
JEFFERSON AT PRESIDENTS PARK	GARDEN		\$ 1,055		\$ 1,283		\$ 1,533			NONE
JEFFERSON AT VAN DORN	GARDEN		\$ 844	\$ 1,055	\$ 1,065					D
JEFFERSON COMMONS	GARDEN				\$ 858		\$ 1,000			D
JEFFERSON GARDENS	GARDEN		\$ 625			\$ 725				ABCDEF
JOHNSON APTS	GARDEN				\$ 588					D
KENDRICK COURT AT MCNAIR FARMS	GARDEN		\$ 678		\$ 860					ACD
KINGS GARDENS APTS	GARDEN		\$ 650	\$ 660	\$ 760	\$ 770	\$ 875	\$ 925		ACDE

\* See key at end of table.

TABLE 2  
 RENTAL HOUSING RENTS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 4 of 7

Project Name	Structure Type	Efficiency	1 Bedroom	1 Bedroom/Den	2 Bedrooms	2 Bedrooms/Den	3 Bedrooms	3 Bedrooms/Den	4 Bedrooms	Utilities Included*
KINGSLEY COMMONS TOWNHOUSES	TOWNHOUSE				\$ 890		\$ 1,003			D
KNOLLS AT NEWGATE	GARDEN		\$ 740		\$ 840					ACDE
LAKESIDE APTS	GARDEN		\$ 893	\$ 988	\$ 1,025					D
LAUREL GLADE APTS	GARDEN		\$ 730		\$ 810		\$ 885			ABCDEF
LEE OVERLOOK APTS	GARDEN				\$ 913		\$ 1,013			NONE
LEE VALLEY APTS	GARDEN		\$ 665	\$ 705	\$ 740	\$ 805	\$ 875			ABCDEF
LEWINSVILLE	GARDEN	\$ 810	\$ 960		\$ 1,078					ABCDF
LINCOLN AT FAIR OAKS, THE	GARDEN		\$ 1,045		\$ 1,302	\$ 1,470				NONE
LINCOLN AT TYSONS CORNER, THE	GARDEN		\$ 1,087		\$ 1,456					NONE
LIONS GATE AT PRESIDENT'S PARK	GARDEN		\$ 1,025	\$ 1,260	\$ 1,490		\$ 1,403			NONE
LIONS GATE AT PRESIDENT'S PARK	TOWNHOUSE				\$ 1,513					NONE
LOCKWOOD HOUSE APTS	GARDEN	\$ 690	\$ 850							ABCDEF
MADISON RIDGE APTS	GARDEN		\$ 858		\$ 983	\$ 1,030				D
MARGATE MANOR APTS	GARDEN	\$ 655	\$ 860	\$ 915	\$ 1,050		\$ 1,150			ABCDEF
MAYFAIR HOUSE APTS	GARDEN		\$ 797		\$ 920					ABCDEF
MEADOW WOODS APTS	GARDEN	\$ 555	\$ 660	\$ 712	\$ 777	\$ 862	\$ 845			ACDE
MERRIFIELD COMMONS APTS	GARDEN				\$ 950					D
MERRIFIELD VILLAGE APTS	GARDEN		\$ 925	\$ 1,000	\$ 1,055	\$ 1,155	\$ 1,360			D
MONTICELLO GARDENS APTS	GARDEN	\$ 660	\$ 783		\$ 905					ABDEF
MORNINGSIDE APTS	GARDEN		\$ 805	\$ 855	\$ 926	\$ 1,010	\$ 1,185	\$ 1,230		ABCDEF
MOUNT VERNON APTS	GARDEN		\$ 644		\$ 729		\$ 862			CD
MOUNT VERNON GARDENS APTS	GARDEN	\$ 350	\$ 525		\$ 625					ACD
MOUNT VERNON HOUSE, THE	GARDEN		\$ 851		\$ 956					CDEF
MOUNT VERNON SQUARE APTS	GARDEN		\$ 793		\$ 903		\$ 1,045			D
MUNSON HILL TOWERS	HIGHRISE	\$ 781	\$ 907	\$ 1,013	\$ 1,128		\$ 1,380			ABCDEF
OAK CREEK TOWNHOUSES	TOWNHOUSE						\$ 990		\$ 1,035	D
OAKS IN FAIR LAKES	GARDEN		\$ 945	\$ 1,110	\$ 1,213					NONE
OAKS OF WOODLAWN	GARDEN		\$ 775		\$ 875					D
OAKTON GABLES	GARDEN		\$ 960	\$ 1,110	\$ 1,125	\$ 1,270				D
OAKTON PARK APTS	GARDEN		\$ 850	\$ 883	\$ 975	\$ 1,038	\$ 1,195			ABCDEF
OAKVIEW GARDEN APTS	GARDEN		\$ 698	\$ 737	\$ 778	\$ 815	\$ 878			CE
OAKWOOD AT TYSONS	GARDEN		\$ 1,015	\$ 1,060	\$ 1,275	\$ 1,335				NONE
OLD CENTREVILLE GABLE APTS	GARDEN		\$ 953	\$ 1,043	\$ 1,048					D

\* See key at end of table.

TABLE 2  
 RENTAL HOUSING RENTS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 5 of 7

Project Name	Structure Type	Efficiency	1 Bedroom	1 Bedroom/Den	2 Bedrooms	2 Bedrooms/Den	3 Bedrooms	3 Bedrooms/Den	4 Bedrooms	Utilities Included*
OLDE SALEM VILLAGE	GARDEN	\$ 603	\$ 728		\$ 850		\$ 930			ACDEF
OLDE SALEM VILLAGE	TOWNHOUSE				\$ 1,000					ACDEF
ORLEANS VILLAGE	GARDEN		\$ 767	\$ 803	\$ 893					ABCEF
ORLEANS VILLAGE	TOWNHOUSE				\$ 930		\$ 1,080			ABCEF
ORRINGTON COURT APTS	GARDEN	\$ 400	\$ 575		\$ 660					ABCDEF
PARK AVENUE APTS	GARDEN				\$ 800					CD
PARKRIDGE GARDENS APTS	GARDEN		\$ 815	\$ 855	\$ 925					D
PARKRIDGE GARDENS TOWNHOMES	TOWNHOUSE						\$ 1,120			D
PARKWOOD APTS	GARDEN		\$ 675		\$ 775					CDE
PARLIAMENTS APTS, THE	GARDEN	\$ 795	\$ 840	\$ 840	\$ 925	\$ 1,075	\$ 1,060			ABCDEF
PARLIAMENTS APTS, THE	HIGHRISE	\$ 738	\$ 815		\$ 978					ABDEF
PATRIOT VILLAGE APTS	GARDEN		\$ 944	\$ 983	\$ 1,103	\$ 1,137	\$ 1,415	\$ 1,500		ABCDEF
PATRIOT VILLAGE TOWNHOMES	TOWNHOUSE				\$ 1,265		\$ 1,507	\$ 1,538		ABCDEF
PEACHTREE OF MCLEAN	GARDEN		\$ 980	\$ 1,050	\$ 1,150	\$ 1,225	\$ 1,350			ACDE
PEACHTREE OF MCLEAN	MIDRISE	\$ 820	\$ 935		\$ 1,180					ACDE
PENDERBROOK APTS	GARDEN		\$ 900	\$ 1,028	\$ 1,265					D
PINE SPRING GARDENS	GARDEN	\$ 595	\$ 700		\$ 838					ABCDEF
PINE SPRING GARDENS	TOWNHOUSE				\$ 900		\$ 965			D
PINEWOOD PLAZA APTS	GARDEN	\$ 650	\$ 805	\$ 830	\$ 905	\$ 935	\$ 1,055			ACDE
POST CORNERS AT TRINITY CENTRE	GARDEN		\$ 943	\$ 1,103	\$ 1,295		\$ 1,488			NONE
POST FOREST APTS	GARDEN	\$ 863	\$ 973		\$ 1,248					NONE
PRINCE FAIRFAX APTS	GARDEN		\$ 738	\$ 790	\$ 865		\$ 1,000			NONE
PROVIDENCE HALL APTS	GARDEN		\$ 818		\$ 960		\$ 1,080			ABCDEF
RAVENSWORTH TOWERS	HIGHRISE		\$ 873	\$ 964		\$ 1,174				C
RAVENSWORTH TOWERS	MIDRISE	\$ 800	\$ 875		\$ 1,075					ABCDEF
REGENTS PARK APTS	GARDEN		\$ 1,070	\$ 1,320	\$ 1,523					NONE
RENAISSANCE APTS	HIGHRISE		\$ 1,567	\$ 1,695	\$ 1,783	\$ 1,979				D
RESTON LANDING	GARDEN		\$ 1,118	\$ 1,305	\$ 1,385	\$ 1,593	\$ 1,673			NONE
RIVERSIDE PARK APTS	HIGHRISE	\$ 691	\$ 832		\$ 1,046					NONE
ROBINWOOD GARDENS	GARDEN	\$ 575	\$ 725		\$ 825		\$ 995			D
ROLLING HILLS APTS	GARDEN	\$ 441	\$ 607		\$ 707		\$ 899			D
ROSE HILL APTS	GARDEN		\$ 803		\$ 908					CDE
RUSSELL APTS	GARDEN		\$ 525		\$ 625					ACD

\* See key at end of table.



TABLE 2  
 RENTAL HOUSING RENTS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 6 of 7

Project Name	Structure Type	Efficiency	1 Bedroom	1 Bedroom/Den	2 Bedrooms	2 Bedrooms/Den	3 Bedrooms	3 Bedrooms/Den	4 Bedrooms	Utilities Included*
SACRAMENTO SQUARE APTS	GARDEN		\$ 812		\$ 912					D
SANGER PLACE	GARDEN				\$ 799		\$ 908			D
SARATOGA SQUARE APTS	GARDEN			\$ 965	\$ 1,113					D
SARATOGA SQUARE TOWNHOMES	TOWNHOUSE				\$ 1,100					D
SEVEN CORNERS APTS	GARDEN		\$ 690		\$ 790					CD
SHENANDOAH CROSSING	GARDEN		\$ 950	\$ 993	\$ 1,035		\$ 1,300			D
SKYLINE TOWERS	HIGHRISE	\$ 810	\$ 960	\$ 1,095	\$ 1,230	\$ 1,350	\$ 1,550			ABDF
SKYVIEW APTS	GARDEN		\$ 655	\$ 705	\$ 765		\$ 935	\$ 995		ACD
SPRING GARDEN APTS	GARDEN		\$ 548	\$ 641	\$ 683		\$ 785			ABCDEF
SPRINGFIELD GARDEN APTS	GARDEN		\$ 698		\$ 840		\$ 1,100			ACDE
SPRINGFIELD SQUARE APTS	GARDEN		\$ 818	\$ 932	\$ 969	\$ 1,055	\$ 1,205			ACDE
SPRINGFIELD STATION APTS	GARDEN		\$ 978	\$ 1,160	\$ 1,318	\$ 1,425	\$ 1,495			NONE
SPRINGFIELD STATION APTS	MIDRISE	\$ 835	\$ 968	\$ 1,093	\$ 1,393	\$ 1,530				NONE
SPRINGS AT RESTON	GARDEN	\$ 833	\$ 865	\$ 924	\$ 965					ACDE
ST JOHNS WOOD	GARDEN		\$ 1,053	\$ 1,165	\$ 1,273		\$ 1,430			D
STRAWBRIDGE SQUARE APTS	GARDEN		\$ 693		\$ 724					D
STRAWBRIDGE SQUARE TOWNHOMES	TOWNHOUSE		\$ 694		\$ 796		\$ 863	\$ 931		D
STUART WOODS APTS	GARDEN		\$ 870		\$ 970					D
SUMMIT FAIR LAKES	GARDEN		\$ 1,205	\$ 1,298	\$ 1,415	\$ 1,710	\$ 1,635			NONE
SUMMIT FAIR LAKES	TOWNHOUSE				\$ 1,810					NONE
SUMMIT FAIR OAKS	GARDEN		\$ 1,003	\$ 1,115	\$ 1,185	\$ 1,515	\$ 1,125			NONE
SUMMIT RESTON	GARDEN		\$ 1,105	\$ 1,250	\$ 1,345					NONE
SUMMIT SQUARE APTS	GARDEN		\$ 1,028	\$ 1,130	\$ 1,268					NONE
SUMMIT SQUARE APTS	MIDRISE		\$ 1,028	\$ 1,130	\$ 1,268					D
SUNSET PARK APTS	GARDEN		\$ 745		\$ 845		\$ 1,100			ACDE
SYCAMORES, THE	GARDEN		\$ 950		\$ 1,033		\$ 1,220			NONE
TOWERS AT MORNINGSIDE	MIDRISE		\$ 905		\$ 1,041		\$ 1,265			ABCDEF
TOWNES AT COPPER SPRINGS	TOWNHOUSE				\$ 1,100		\$ 1,125	\$ 1,300		ACDE
TOWNES OF BURKE	TOWNHOUSE						\$ 1,010			NONE
TREVORS RUN APTS	GARDEN		\$ 995	\$ 1,050	\$ 1,150		\$ 1,400			NONE
TYSON TOWNE	TOWNHOUSE				\$ 1,775		\$ 1,775	\$ 1,775		NONE
TYSONS GLEN APTS	GARDEN		\$ 915	\$ 955	\$ 1,133		\$ 1,375	\$ 1,375		D
TYSONS GLEN TOWNHOMES	TOWNHOUSE				\$ 1,133		\$ 1,375			D

\* See key at end of table.

TABLE 2  
 RENTAL HOUSING RENTS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 7 of 7

Project Name	Structure Type	Efficiency	1 Bedroom	1 Bedroom/Den	2 Bedrooms	2 Bedrooms/Den	3 Bedrooms	3 Bedrooms/Den	4 Bedrooms	Utilities Included*
TYSONS LANDING APTS	GARDEN		\$ 825		\$ 866		\$ 1,001			D
TYSONS TOWERS APTS	MIDRISE	\$ 462	\$ 512		\$ 539					D
TYSONS VIEW APTS	GARDEN	\$ 649	\$ 789	\$ 899	\$ 1,049					CD
VIENNA PARK APTS	GARDEN		\$ 883		\$ 993		\$ 1,128			ACDE
VILLAGE APTS	GARDEN		\$ 525		\$ 695					CD
VILLAGE AT MCNAIR FARMS, THE	GARDEN		\$ 910	\$ 1,040	\$ 1,145					D
VIRGINIA VILLAGE	GARDEN		\$ 858	\$ 928	\$ 973	\$ 1,073	\$ 1,153	\$ 1,268		ABCDEF
VISTA GARDENS APTS	GARDEN		\$ 650		\$ 750					ACDE
WASHINGTON AVENUE APTS	GARDEN	\$ 525	\$ 597		\$ 723					ABCDEF
WASHINGTON SQUARE APTS	GARDEN	\$ 600	\$ 745		\$ 855		\$ 1,010			ABCDEF
WATERSIDE APTS	GARDEN		\$ 960		\$ 1,175		\$ 1,430			NONE
WEDGEWOOD EAST	GARDEN		\$ 803	\$ 833	\$ 915	\$ 955	\$ 1,040	\$ 1,118		ABCDEF
WEDGEWOOD MANOR	GARDEN		\$ 765	\$ 793	\$ 878	\$ 900	\$ 1,028	\$ 1,060		ABCDEF
WEDGEWOOD WEST APTS	GARDEN		\$ 803	\$ 833	\$ 915	\$ 955	\$ 1,040	\$ 1,118		ABCDEF
WEDGEWOOD WEST TOWNHOMES	TOWNHOUSE				\$ 1,300		\$ 1,465			ABCDEF
WEST FALLS STATION	GARDEN		\$ 960	\$ 1,013	\$ 1,115	\$ 1,215	\$ 1,275	\$ 1,325		D
WEST SPRINGFIELD TERRACE APTS	GARDEN		\$ 908	\$ 970	\$ 1,100	\$ 1,160	\$ 1,310			CDE
WESTERLY AT WORLDGATE, THE	GARDEN		\$ 1,019		\$ 1,228		\$ 1,477			NONE
WESTFIELD VILLAGE	GARDEN		\$ 941	\$ 1,045	\$ 1,121		\$ 1,314			NONE
WEXFORD MANOR APTS	GARDEN		\$ 652		\$ 737		\$ 838	\$ 942		ABCDEF
WINDSOR AT FAIR LAKES, THE	GARDEN		\$ 999	\$ 1,110	\$ 1,183		\$ 1,407			NONE
WINDSOR GABLE APTS	GARDEN		\$ 1,068	\$ 1,138	\$ 1,185	\$ 1,250				D
WINTERTHUR APTS	GARDEN		\$ 900	\$ 975	\$ 985	\$ 1,055	\$ 1,115	\$ 1,190		ABCDEF
WOODLAWN GARDENS APTS	GARDEN		\$ 640		\$ 740		\$ 880			ABCDEF
WOODLAWN GARDENS II	GARDEN		\$ 600	\$ 625	\$ 690	\$ 725	\$ 780	\$ 800		CD
WOODLEY ARMS APTS	GARDEN		\$ 555		\$ 650					ACD
WOODS OF FAIRFAX, THE	GARDEN		\$ 753		\$ 878		\$ 1,023			CD
WOODSIDE APTS	GARDEN		\$ 835	\$ 885	\$ 970		\$ 1,138			NONE
WOODWAY AT TRINITY CENTRE	GARDEN		\$ 850		\$ 1,020					

\* Utility Key  
 A = Heat  
 B = Air Conditioning  
 C = Hot Water Fuel  
 D = Water  
 E = Cooking Fuel  
 F = Lights

**TABLE 3**  
**RENTAL HOUSING UNITS BY BEDROOM TYPE**  
**FAIRFAX COUNTY, VIRGINIA**  
 January 2000

Project Name	Structure Type	Efficiency	1 Bedroom			2 Bedrooms			3 Bedrooms			4 Bedrooms	Total Units
			1 Bedroom	2 Bedrooms/Den	3 Bedrooms/Den	2 Bedrooms	3 Bedrooms/Den	3 Bedrooms	3 Bedrooms/Den	4 Bedrooms			
ABBOTTS RUN	GARDEN		66	28	111	40						245	
APTS AT NORTH POINT	GARDEN			18	58		28					104	
ASHBY AT MCLEAN	HIGHRISE	30	106		93	10	11					250	
ASHFORD MEADOWS APTS	GARDEN		119	40	156	71	44	4				434	
AUTUMNWOODS APTS	GARDEN		220	32	168							420	
AVALON AT FAIR LAKES	GARDEN		45									45	
AVALON AT FAIR LAKES	TOWNHOUSE				136	52						188	
AVALON CRESCENT	GARDEN		137	48	161	36						382	
AVALON CRESCENT	TOWNHOUSE				173							173	
AVALON FOX MILL	GARDEN						33					33	
AVALON FOX MILL	TOWNHOUSE				92		40					132	
BAILEY HOUSE APTS	MIDRISE	28	5		16							49	
BAKERSFIELD VILLAGE	GARDEN		4	19	9							32	
BAKERSFIELD VILLAGE	TOWNHOUSE		20		32		20					72	
BARCROFT PLAZA APTS	GARDEN	8	72	20	50	20	26					196	
BARCROFT VIEW APTS	GARDEN		85		236	20	27					368	
BEACON HILL APTS	GARDEN	33	192	11	464	4	22					726	
BEDFORD VILLAGE APTS	GARDEN		241	26	215							482	
BEDFORD VILLAGE TOWNHOMES	TOWNHOUSE				185		84					269	
BELLE HAVEN TOWERS	HIGHRISE	62	328		132		46					568	
BELVOIR PLAZA APTS	GARDEN		24		21							45	
BENT TREE APTS	GARDEN		171	163	342	9	60					745	
BERKELEY SQUARE APTS	GARDEN		114	16	168							298	
BREN MAR APTS	GARDEN		66		65		3					134	
BRISTOL GABLE APTS	GARDEN		93	27	192		43					355	
BROOKRIDGE APT HOMES	GARDEN		72		50		6					128	
BROOKRIDGE APT HOMES	TOWNHOUSE			24	94	6						124	
BUCKMAN ROAD APTS	GARDEN		47		107		46					200	
BURKE LAKE GARDENS	GARDEN		100									100	
BURKE SHIRE COMMONS	GARDEN		130	58	131		40					359	

TABLE 3  
 RENTAL HOUSING UNITS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 2 of 8

Project Name	Structure Type	Efficiency	1 Bedroom			2 Bedrooms			3 Bedrooms			4 Bedrooms			Total Units
			1 Bedroom	1 Bedroom/Den	2 Bedrooms	2 Bedrooms/Den	3 Bedrooms	3 Bedrooms/Den	4 Bedrooms	4 Bedrooms/Den	5 Bedrooms	5 Bedrooms/Den			
CAMBRIDGE COMMONS	GARDEN	152		153										305	
CANTERBURY SQUARE APTS	GARDEN	24	84	43										151	
CARLYN HILL APTS	GARDEN	4	18	36			15							73	
CARTER LAKE APTS	GARDEN		91	21	145									257	
CAVALIER CLUB APTS	HIGHRISE	23	114	10	63		10							220	
CHANTILLY MEWS	TOWNHOUSE			41			9							50	
CHARTER OAK APTS	GARDEN		76	184										260	
CHELSEA SQUARE APTS	GARDEN		66	52	16	17	11	4						166	
CERRY ARMS APTS	GARDEN		64	78	11	11	10	5						168	
CHURCHILL APTS	MIDRISE	36	65	43	6									150	
CIRCLE TOWERS APTS	HIGHRISE		214	12	158	37	131							552	
CIRCLE TOWERS TOWNHOMES	TOWNHOUSE				2			50						52	
COLUMBIA VIEW APTS	GARDEN		30	21			2							53	
COMMONS AT KINGSTOWNE	GARDEN		114	54	251	135								554	
COMMONS OF MCLEAN	GARDEN		228	301			15							544	
COMMONS OF MCLEAN	TOWNHOUSE						22				6			28	
CORALAIN GARDENS APTS	GARDEN	17	43	46										106	
COURTS OF MOUNT VERNON	GARDEN		53	70	10	23	12							168	
CRESCENT APTS	GARDEN		37	119			24							180	
DEVONSHIRE SQUARE APTS	GARDEN		19	24	18		23							84	
DOLLEY MADISON APTS	GARDEN		146	102	323	9								580	
DULLES CENTER APT HOMES	GARDEN		36	135			137							272	
DULLES COURT APTS	GARDEN		24	54			53					36		179	
DULLES GREENE APTS	GARDEN		24	148	20	20								257	
DUNN LORING METRO APTS	GARDEN		5	4	2	5					1			17	
EAST MEADOW APTS	GARDEN		55	80			15							150	
EDSALL GARDEN APTS	GARDEN		36	138										174	
EDSALL STATION APTS	GARDEN		63	51			21							135	
ELDEN TERRACE APTS	GARDEN		18	52			114							184	

TABLE 3  
 RENTAL HOUSING UNITS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 3 of 8

Project Name	Structure Type	Efficiency	1 Bedroom		2 Bedrooms		3 Bedrooms		4 Bedrooms		Total Units
			1 Bedroom/Den	2 Bedrooms/Den	3 Bedrooms/Den	4 Bedrooms/Den	3 Bedrooms	4 Bedrooms			
ELLIPSE AT FAIR OAKS, THE	GARDEN		118	285							403
ELMWOOD HOUSE	MIDRISE		50								50
EVERGREEN HOUSE	MIDRISE	1	241								242
FAIRFAX CIRCLE VILLA	GARDEN		123	11	12	38	3	10			329
FAIRFAX TOWERS APTS	HIGHRISE		219	1	145	3	45				413
FAIRFAX VILLAGE APTS	GARDEN		65	93		16					174
FAIRFIELD CROSSING APTS	GARDEN		140	59	281	10					490
FAIRMONT GARDENS APTS	GARDEN		81	265	4	38					388
FAIRWAY APTS	GARDEN		96	159	91						346
FOREST GLEN AT SULLY STATION	GARDEN		201	36							237
GATES OF MCLEAN, THE	GARDEN		363	199		60					622
GLEN APTS, THE	GARDEN	64	67	1	20						152
GOLDEN GATE APTS	GARDEN		89	86		9					184
GRAND VIEW APTS	GARDEN	2	88	144		23					257
GREENE HILLS ESTATES	TOWNHOUSE			44		36		20			100
GROVETON GARDENS APTS	GARDEN		89	146	56	12					339
HARBOR PARK APTS	GARDEN		59	78	2	16					187
HARTLAND MANOR	GARDEN		27	33							60
HERMITAGE APTS, THE	GARDEN		294	127		21					491
HERNDON COURTS APTS	GARDEN		33								33
HERNDON COURTS TOWNHOMES	TOWNHOUSE			28		2					30
HOLLY COURT APTS	GARDEN		51	38							89
HOLLY COURT TOWNHOMES	TOWNHOUSE			12		8					20
HUNTING CREEK TOWNHOUSES	TOWNHOUSE			15		12		8			35
HUNTINGTON GARDENS	GARDEN		50	56	2						108
HUNTINGTON GATEWAY APTS	HIGHRISE	12	161	198							415
HUNTINGTON GATEWAY TOWNHOMES	TOWNHOUSE			26							26

TABLE 3  
 RENTAL HOUSING UNITS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 4 of 8

Project Name	Structure Type	Efficiency	1 Bedroom		2 Bedrooms		3 Bedrooms		4 Bedrooms		Total Units
			1 Bedroom/Den	2 Bedrooms/Den	2 Bedrooms	3 Bedrooms/Den	3 Bedrooms	4 Bedrooms/Den	4 Bedrooms		
HUNTINGTON STATION APTS	GARDEN		11	12	46	22	33			23	385
IDYLWOOD VILLAGE WEST APTS	GARDEN		96	188	49	5					90
INTERNATIONAL APTS	GARDEN		36	55	90	66	108				319
JANNA LEE VILLAGE APTS	GARDEN	26	24	85	45						180
JEFFERSON AT FAIR OAKS	GARDEN		19	3			11				33
JEFFERSON AT PRESIDENTS PARK	GARDEN		118	180	60						358
JEFFERSON AT VAN DORN	GARDEN			216		36	72				288
JEFFERSON COMMONS	GARDEN		31								67
JEFFERSON GARDENS	GARDEN			5							5
JOHNSON APTS	GARDEN		66	73							139
KENDRICK COURT AT MCNAIR FARMS	GARDEN		100	172	38	106	18	8			442
KINGS GARDENS APTS	GARDEN			202			199				401
KINGSLEY COMMONS TOWNHOUSES	TOWNHOUSE		40	103							143
KNOLLS AT NEWGATE	GARDEN		325	278	80						683
LAKESIDE APTS	GARDEN		36	94			70				200
LAUREL GLADE APTS	GARDEN			152			43				195
LEE OVERLOOK APTS	GARDEN		26	144	6	60	5				241
LEE VALLEY APTS	GARDEN	6	133	5							144
LEWINSVILLE	GARDEN		133	108	42						283
LINCOLN AT FAIR OAKS, THE	GARDEN		702	296							998
LINCOLN AT TYSONS CORNER, THE	GARDEN		21	23	2		8				54
LIONS GATE AT PRESIDENT'S PARK	GARDEN			7							7
LIONS GATE AT PRESIDENT'S PARK	TOWNHOUSE										
LOCKWOOD HOUSE APTS	GARDEN	24	75								99
MADISON RIDGE APTS	GARDEN		68	146	1						215
MARGATE MANOR APTS	GARDEN	7	75	71	18		18				189
MAYFAIR HOUSE APTS	GARDEN		74	132							206
MEADOW WOODS APTS	GARDEN	9	282	110	45		4				712
MERRIFIELD COMMONS APTS	GARDEN			124							124

TABLE 3  
 RENTAL HOUSING UNITS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 5 of 8

Project Name	Structure Type	Efficiency	1 Bedroom		2 Bedrooms		3 Bedrooms		4 Bedrooms		Total Units
			1 Bedroom/Den	2 Bedrooms/Den	2 Bedrooms/Den	3 Bedrooms/Den	3 Bedrooms/Den	4 Bedrooms			
MERRIFIELD VILLAGE APTS	GARDEN		216	68	252	86	84				706
MONTICELLO GARDENS APTS	GARDEN	2	356		374						732
MORNINGSIDE APTS	GARDEN		129	56	149	106	32	33			505
MOUNT VERNON APTS	GARDEN		70		89		20				179
MOUNT VERNON GARDENS APTS	GARDEN	1	5		28						34
MOUNT VERNON HOUSE, THE	GARDEN		118		12						130
MOUNT VERNON SQUARE APTS	GARDEN		615		549		216				1380
MUNSON HILL TOWERS	HIGHRISE	35	112	37	83		11				278
OAK CREEK TOWNHOUSES	TOWNHOUSE						30	16			46
OAKS IN FAIR LAKES	GARDEN		117	60	104						281
OAKS OF WOODLAWN	GARDEN		75		100						175
OAKTON GABLES	GARDEN		59	6	218	28					311
OAKTON PARK APTS	GARDEN		72	82	155	67	42				418
OAKVIEW GARDEN APTS	GARDEN		38	11	226	42	6				323
OAKWOOD AT TYSONS	GARDEN		85	27	71	35					218
OLD CENTREVILLE GABLE APTS	GARDEN		56	92	117						265
OLDE SALEM VILLAGE	GARDEN	18	131		262		1				412
OLDE SALEM VILLAGE	TOWNHOUSE				36						36
ORLEANS VILLAGE	GARDEN		246	26	227						499
ORLEANS VILLAGE	TOWNHOUSE				220		132				352
ORRINGTON COURT APTS	GARDEN	1	7		17						25
PARK AVENUE APTS	GARDEN				43						43
PARKRIDGE GARDENS APTS	GARDEN		71	6	54						131
PARKRIDGE GARDENS TOWNHOMES	TOWNHOUSE						12				12
PARKWOOD APTS	GARDEN		48		173						221
PARLIAMENTS APTS, THE	GARDEN		112	30	181	77	98				498
PARLIAMENTS APTS, THE	HIGHRISE	25	137		90						252
PATRIOT VILLAGE APTS	GARDEN		400	12	509	65	36	6			1028
PATRIOT VILLAGE TOWNHOMES	TOWNHOUSE				14		20	2			36

TABLE 3  
 RENTAL HOUSING UNITS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 6 of 8

Project Name	Structure Type	Efficiency			1 Bedroom		2 Bedrooms		3 Bedrooms		4 Bedrooms		Total Units
					1 Bedroom/Den	2 Bedrooms/Den	3 Bedrooms/Den	4 Bedrooms/Den	3 Bedrooms	4 Bedrooms			
PEACHTREE OF MCLEAN	GARDEN		57	28	76	21	45					227	
PEACHTREE OF MCLEAN	MIDRISE	2	62	48								112	
PENDERBROOK APTS	GARDEN		233	111	78							422	
PINE SPRING GARDENS	GARDEN	6	49		7							62	
PINE SPRING GARDENS	TOWNHOUSE				14		24					38	
PINEWOOD PLAZA APTS	GARDEN	12	43	12	92	21	18					198	
POST CORNERS AT TRINITY CENTRE	GARDEN		144	28	141		22					335	
POST FOREST APTS	GARDEN	40	142		179							361	
PRINCE FAIRFAX APTS	GARDEN		110	46	94		12					262	
PROVIDENCE HALL APTS	GARDEN		83	97			14					194	
RAVENSWORTH TOWERS	HIGHRISE		36	108		75						219	
RAVENWOOD TOWERS	MIDRISE	57	154		98							309	
REGENTS PARK APTS	GARDEN		135	72	142							349	
RENAISSANCE APTS	HIGHRISE		89	20	198	22						329	
RESTON LANDING	GARDEN		162	28	144	32						398	
RIVERSIDE PARK APTS	HIGHRISE	224	741		257							1222	
ROBINWOOD GARDENS	GARDEN	2	24		28		4					58	
ROLLING HILLS APTS	GARDEN	7	66		78		6					157	
ROSE HILL APTS	GARDEN		96		84							180	
RUSSELL APTS	GARDEN		7	2	2							9	
SACRAMENTO SQUARE APTS	GARDEN		47		167							214	
SANGER PLACE	GARDEN				118		28					146	
SARATOGA SQUARE APTS	GARDEN			24	54							78	
SARATOGA SQUARE TOWNHOMES	TOWNHOUSE				22							22	
SEVEN CORNERS APTS	GARDEN		141		141							282	
SHENANDOAH CROSSING	GARDEN		248	75	296		18					637	



TABLE 3  
 RENTAL HOUSING UNITS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 7 of 8

Project Name	Structure Type	Efficiency	1 Bedroom		2 Bedrooms		3 Bedrooms		4 Bedrooms		Total Units
			1 Bedroom/Den	2 Bedrooms/Den	2 Bedrooms	3 Bedrooms/Den	3 Bedrooms	4 Bedrooms/Den	4 Bedrooms		
SKYLINE TOWERS	HIGHRISE	156	366	52	208	106	52				940
SKYVIEW APTS	GARDEN		33	8	44		29		5		119
SPRING GARDEN APTS	GARDEN		18	20	143		26				207
SPRINGFIELD GARDEN APTS	GARDEN		80		128		12				220
SPRINGFIELD SQUARE APTS	GARDEN		183	10	161	27	29				410
SPRINGFIELD STATION APTS	GARDEN		216	32	131	36	24				439
SPRINGFIELD STATION APTS	MIDRISE	1	108	11	48	22					190
SPRINGS AT RESTON	GARDEN	9	122	61	168						360
ST JOHNS WOOD	GARDEN		53	72	97		24				246
STRAWBRIDGE SQUARE APTS	GARDEN		14		28						42
STRAWBRIDGE SQUARE TOWNHOMES	TOWNHOUSE		6		24		36		20		86
STUART WOODS APTS	GARDEN		222		223						445
SUMMIT FAIR LAKES	GARDEN		121	52	170	49	100				492
SUMMIT FAIR LAKES	TOWNHOUSE				36						36
SUMMIT FAIR OAKS	GARDEN		63	30	107	32	12				244
SUMMIT RESTON	GARDEN		117	83	216						416
SUMMIT SQUARE APTS	GARDEN		69	18	27						114
SUMMIT SQUARE APTS	MIDRISE		115	42	90						247
SUNSET PARK APTS	GARDEN		18		59		12				89
SYCAMORES, THE	GARDEN		62		103		18				183
TOWERS AT MORNINGSIDE	MIDRISE		62		64		47				173
TOWNES AT COPPER SPRINGS	TOWNHOUSE				87		43		13		143
TOWNES OF BURKE	TOWNHOUSE						8				8
TREVORS RUN APTS	GARDEN		22	40	91		15				168
TYSON TOWNE	TOWNHOUSE				7		100		4		111

TABLE 3  
 RENTAL HOUSING UNITS BY BEDROOM TYPE  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 8 of 8

Project Name	Structure Type	Efficiency	1 Bedroom		2 Bedrooms		3 Bedrooms		4 Bedrooms		Total Units
			1 Bedroom/Den	2 Bedrooms/Den	2 Bedrooms	3 Bedrooms/Den	3 Bedrooms	4 Bedrooms/Den	4 Bedrooms		
TYSONS GLEN APTS	GARDEN		101	37	90	17					245
TYSONS GLEN TOWNHOMES	TOWNHOUSE				70	27					97
TYSONS LANDING APTS	GARDEN	8			17	15					40
TYSONS TOWERS APTS	MIDRISE	102	151	20							273
TYSONS VIEW APTS	GARDEN	25	99	33	108	33					310
VIENNA PARK APTS	GARDEN		74	181		38					293
VILLAGE APTS	GARDEN		26	4							30
VILLAGE AT MCNAIR FARMS, THE	GARDEN		173	24	83						280
VIRGINIA VILLAGE	GARDEN		77	68	137	18	43	1			344
VISTA GARDENS APTS	GARDEN		56	239							295
WASHINGTON AVENUE APTS	GARDEN	6	11	6							23
WASHINGTON SQUARE APTS	GARDEN	1	86	123		9					219
WATERSIDE APTS	GARDEN		132	131		10					273
WEDGEWOOD EAST	GARDEN		10	4	50	50	6	3			123
WEDGEWOOD MANOR	GARDEN		30	7	55	19	10	2			123
WEDGEWOOD WEST APTS	GARDEN		86	28	171	103	12	7			407
WEDGEWOOD WEST TOWNHOMES	TOWNHOUSE			4		11					15
WEST FALLS STATION	GARDEN		56	24	64	16	8	8			176
WEST SPRINGFIELD TERRACE APTS	GARDEN		52	22	117	22	30				243
WESTERLY AT WORLDGATE, THE	GARDEN		112	175		32					319
WESTFIELD VILLAGE	GARDEN		94	25	64	42					225
WEXFORD MANOR APTS	GARDEN		24	24	24	24	2		2		74
WINDSOR AT FAIR LAKES, THE	GARDEN		102	38	58	50					248
WINDSOR GABLE APTS	GARDEN		47	13	136	97					293
WINTERTHUR APTS	GARDEN		21	35	113	82	36	13			300
WOODLAWN GARDENS APTS	GARDEN		58	144		24					226
WOODLAWN GARDENS II	GARDEN		49	10	59	12	40	8			178
WOODLEY ARMS APTS	GARDEN		14	18							32
WOODS OF FAIRFAX, THE	GARDEN		257	276		72					605
WOODSIDE APTS	GARDEN		85	21	122	24					252
WOODWAY AT TRINITY CENTRE	GARDEN		251	251							502

**TABLE 4**  
**RENTAL HOUSING FOR INDIVIDUALS WITH DISABILITIES**  
**FAIRFAX COUNTY, VIRGINIA**  
*January 2000*

Project Name	Year Built	Structure Type	Supervisor District*	Planning District	Disability Features**	Reserved for Seniors
ABBOTTS RUN	1988	GARDEN	LEE	MOUNT VERNON	CDF	0
APTS AT NORTH POINT	1999	GARDEN	HUNTER MILL	UPPER POTOMAC	BDEF	0
ASHBY AT MCLEAN	1982	HIGHRISE	DRANESVILLE	MCLEAN	AC	0
ASHFORD MEADOWS APTS	1997	GARDEN	HUNTER MILL	UPPER POTOMAC	CEF	0
AUTUMNWOODS APTS	1989	GARDEN	SULLY	BULL RUN	DEF	0
AVALON AT FAIR LAKES	1997	GARDEN	SULLY	BULL RUN	BD	0
AVALON AT FAIR LAKES	1997	TOWNHOUSE	SULLY	BULL RUN	BD	0
AVALON CRESCENT	1996	GARDEN	PROVIDENCE	MCLEAN	BCD	0
AVALON CRESCENT	1996	TOWNHOUSE	PROVIDENCE	MCLEAN	NONE	0
AVALON FOX MILL	1999	GARDEN	HUNTER MILL	UPPER POTOMAC	CDEF	0
AVALON FOX MILL	1999	TOWNHOUSE	HUNTER MILL	UPPER POTOMAC	CDEF	0
BAILEY HOUSE APTS	1965	MIDRISE	MASON	BAILEYS	NONE	0
BAKERSFIELD VILLAGE	1966	GARDEN	LEE	MOUNT VERNON	NONE	0
BAKERSFIELD VILLAGE	1966	TOWNHOUSE	LEE	MOUNT VERNON	NONE	0
BARCROFT PLAZA APTS	1966	GARDEN	MASON	BAILEYS	NONE	0
BARCROFT VIEW APTS	1963	GARDEN	MASON	BAILEYS	NONE	0
BEACON HILL APTS	1968	GARDEN	LEE	MOUNT VERNON	NONE	0
BEDFORD VILLAGE APTS	1968	GARDEN	PROVIDENCE	FAIRFAX	NONE	0
BEDFORD VILLAGE TOWNHOMES	1968	TOWNHOUSE	PROVIDENCE	FAIRFAX	NONE	0
BELLE HAVEN TOWERS	1964	HIGHRISE	MOUNT VERNON	MOUNT VERNON	NONE	0
BELVOIR PLAZA APTS	1963	GARDEN	MOUNT VERNON	MOUNT VERNON	NONE	0
BENT TREE APTS	1988	GARDEN	SULLY	BULL RUN	BCDE	0
BERKELEY SQUARE APTS	1966	GARDEN	HUNTER MILL	VIENNA	NONE	0
BREN MAR APTS	1960	GARDEN	MASON	LINCOLNIA	NONE	0
BRISTOL GABLE APTS	1989	GARDEN	LEE	ROSE HILL	BCDEF	0
BROOKRIDGE APT HOMES	1988	GARDEN	SULLY	BULL RUN	BCDF	0
BROOKRIDGE APT HOMES	1988	TOWNHOUSE	SULLY	BULL RUN	NONE	0
BUCKMAN ROAD APTS	1973	GARDEN	LEE	MOUNT VERNON	NONE	0
BURKE LAKE GARDENS	1984	GARDEN	SPRINGFIELD	POHICK	CDEFG	100
BURKE SHIRE COMMONS	1986	GARDEN	SPRINGFIELD	POHICK	BCEF	0

\* Town of Herndon is part of the Dranesville Supervisor District. Town of Vienna is part of the Hunter Mill Supervisor District.

\*\*See key at end of table.

TABLE 4  
 RENTAL HOUSING FOR INDIVIDUALS WITH DISABILITIES  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 2 of 8

Project Name	Year Built	Structure Type	Supervisor District*	Planning District	Disability Features**	Reserved for Seniors
CAMBRIDGE COMMONS	1950	GARDEN	MASON	BAILEYS	NONE	0
CANTERBURY SQUARE APTS	1964	GARDEN	MOUNT VERNON	LOWER POTOMAC	D	0
CARLYN HILL APTS	1962	GARDEN	MASON	BAILEYS	NONE	0
CARTER LAKE APTS	1979	GARDEN	HUNTER MILL	UPPER POTOMAC	CDE	0
CAVALIER CLUB APTS	1965	HIGHRISE	MASON	BAILEYS	NONE	0
CHANTILLY MEWS	1982	TOWNHOUSE	SULLY	BULL RUN	BCDEF	0
CHARTER OAK APTS	1970	GARDEN	HUNTER MILL	UPPER POTOMAC	NONE	0
CHELSEA SQUARE APTS	1964	GARDEN	LEE	SPRINGFIELD	NONE	0
CHERRY ARMS APTS	1965	GARDEN	MOUNT VERNON	MOUNT VERNON	NONE	0
CHURCHILL APTS	1966	MIDRISE	PROVIDENCE	JEFFERSON	AB	0
CIRCLE TOWERS APTS	1973	HIGHRISE	PROVIDENCE	VIENNA	C	0
CIRCLE TOWERS TOWNHOMES	1973	TOWNHOUSE	PROVIDENCE	VIENNA	C	0
COLUMBIA VIEW APTS	1962	GARDEN	MASON	BAILEYS	NONE	0
COMMONS AT KINGSTOWNE	1991	GARDEN	LEE	ROSE HILL	CDEFG	0
COMMONS OF MCLEAN	1968	GARDEN	PROVIDENCE	MCLEAN	NONE	0
COMMONS OF MCLEAN	1968	TOWNHOUSE	PROVIDENCE	MCLEAN	NONE	0
CORALAIN GARDENS APTS	1963	GARDEN	MASON	JEFFERSON	NONE	0
COURTS OF MOUNT VERNON	1967	GARDEN	MOUNT VERNON	MOUNT VERNON		0
CRESCENT APTS	1967	GARDEN	HUNTER MILL	UPPER POTOMAC	BC	0
DEVONSHIRE SQUARE APTS	1967	GARDEN	PROVIDENCE	JEFFERSON	NONE	0
DOLLEY MADISON APTS	1968	GARDEN	PROVIDENCE	MCLEAN	NONE	0
DULLES CENTER APT HOMES	1996	GARDEN	HUNTER MILL	UPPER POTOMAC	CD	0
DULLES COURT APTS	1972	GARDEN	TOWN OF HERNDON	UPPER POTOMAC	NONE	0
DULLES GREENE APTS	1999	GARDEN	DRANESVILLE	UPPER POTOMAC	BCDEF	0
DUNN LORING METRO APTS	1968	GARDEN	PROVIDENCE	JEFFERSON	NONE	
EAST MEADOW APTS	1971	GARDEN	SULLY	BULL RUN	C	
EDSALL GARDEN APTS	1964	GARDEN	MASON	LINCOLNIA	NONE	0
EDSALL STATION APTS	1981	GARDEN	MASON	LINCOLNIA	BCDEF	0
ELDEN TERRACE APTS	1972	GARDEN	TOWN OF HERNDON	UPPER POTOMAC		
ELLIPSE AT FAIR OAKS, THE	1990	GARDEN	SULLY	FAIRFAX	CF	0

\* Town of Herndon is part of the Dranesville Supervisor District. Town of Vienna is part of the Hunter Mill Supervisor District.

\*\*See key at end of table.

TABLE 4  
 RENTAL HOUSING FOR INDIVIDUALS WITH DISABILITIES  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 3 of 8

Project Name	Year Built	Structure Type	Supervisor District*	Planning District	Disability Features**	Reserved for Seniors
ELMWOOD HOUSE	1995	MIDRISE	MASON	BAILEYS	ABCDE	50
EVERGREEN HOUSE	1977	MIDRISE	MASON	ANNANDALE	ABCDEF	242
FAIRFAX CIRCLE VILLA	1974	GARDEN	PROVIDENCE	FAIRFAX	D	0
FAIRFAX TOWERS APTS	1978	HIGHRISE	PROVIDENCE	JEFFERSON	ABCD	0
FAIRFAX VILLAGE APTS	1973	GARDEN	PROVIDENCE	FAIRFAX	NONE	0
FAIRFIELD CROSSING APTS	1967	GARDEN	PROVIDENCE	JEFFERSON	C	0
FAIRMONT GARDENS APTS	1962	GARDEN	MASON	ANNANDALE	NONE	0
FAIRWAY APTS	1969	GARDEN	HUNTER MILL	UPPER POTOMAC	BC	0
FOREST GLEN AT SULLY STATION	1995	GARDEN	SULLY	BULL RUN	ABCDEF	237
GATES OF MCLEAN, THE	1997	GARDEN	PROVIDENCE	MCLEAN	ACDE	0
GLEN APTS, THE	1978	GARDEN	PROVIDENCE	JEFFERSON	NONE	0
GOLDEN GATE APTS	1961	GARDEN	MASON	BAILEYS	NONE	0
GRAND VIEW APTS	1962	GARDEN	MASON	BAILEYS	NONE	0
GREENE HILLS ESTATES	1980	TOWNHOUSE	LEE	SPRINGFIELD		0
GROVETON GARDENS APTS	1966	GARDEN	LEE	MOUNT VERNON	NONE	0
HARBOR PARK APTS	1995	GARDEN	HUNTER MILL	UPPER POTOMAC	BCDEF	0
HARTLAND MANOR	1967	GARDEN	PROVIDENCE	JEFFERSON		0
HERMITAGE APTS, THE	1987	GARDEN	SULLY	FAIRFAX	CDE	0
HERNDON COURTS APTS	1961	GARDEN	TOWN OF HERNDON	UPPER POTOMAC	NONE	0
HERNDON COURTS TOWNHOMES	1961	TOWNHOUSE	TOWN OF HERNDON	UPPER POTOMAC	NONE	0
HOLLY COURT APTS	1966	GARDEN	LEE	MOUNT VERNON	NONE	0
HOLLY COURT TOWNHOMES	1966	TOWNHOUSE	LEE	MOUNT VERNON	NONE	0
HUNTING CREEK TOWNHOUSES	1982	TOWNHOUSE	MOUNT VERNON	MOUNT VERNON	NONE	0
HUNTINGTON GARDENS	1950	GARDEN	LEE	MOUNT VERNON	NONE	0
HUNTINGTON GATEWAY APTS	1989	HIGHRISE	MOUNT VERNON	MOUNT VERNON	ABCDEF	0
HUNTINGTON GATEWAY TOWNHOMES	1989	TOWNHOUSE	MOUNT VERNON	MOUNT VERNON	B	0
HUNTINGTON STATION APTS	1950	GARDEN	MOUNT VERNON	MOUNT VERNON	NONE	0
IDYLWOOD VILLAGE WEST APTS	1966	GARDEN	PROVIDENCE	JEFFERSON	C	0
INTERNATIONAL APTS	1962	GARDEN	TOWN OF HERNDON	UPPER POTOMAC	NONE	0

\* Town of Herndon is part of the Dranesville Supervisor District. Town of Vienna is part of the Hunter Mill Supervisor District.

\*\*See key at end of table.

TABLE 4  
 RENTAL HOUSING FOR INDIVIDUALS WITH DISABILITIES  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 4 of 8

Project Name	Year Built	Structure Type	Supervisor District*	Planning District	Disability Features**	Reserved for Seniors
JANNA LEE VILLAGE APTS	1976	GARDEN	LEE	MOUNT VERNON	BCD	
JEFFERSON AT FAIR OAKS	1995	GARDEN	SULLY	BULL RUN	CD	0
JEFFERSON AT PRESIDENTS PARK	1999	GARDEN	HUNTER MILL	UPPER POTOMAC	CDE	0
JEFFERSON AT VAN DORN	1995	GARDEN	LEE	ROSE HILL	D	0
JEFFERSON COMMONS	1996	GARDEN	HUNTER MILL	UPPER POTOMAC	NONE	0
JEFFERSON GARDENS	1950	GARDEN	LEE	MOUNT VERNON		
JOHNSON APTS	1958	GARDEN	PROVIDENCE	JEFFERSON	NONE	0
KENDRICK COURT AT MCNAIR FARMS	1999	GARDEN	HUNTER MILL	UPPER POTOMAC	ACDF	139
KINGS GARDENS APTS	1965	GARDEN	LEE	MOUNT VERNON	NONE	0
KINGSLEY COMMONS TOWNHOUSES	1949	TOWNHOUSE	PROVIDENCE	JEFFERSON	NONE	0
KNOLLS AT NEWGATE	1970	GARDEN	SULLY	BULL RUN	D	0
LAKESIDE APTS	1988	GARDEN	SULLY	BULL RUN	BCDEF	0
LAUREL GLADE APTS	1974	GARDEN	HUNTER MILL	UPPER POTOMAC	CF	0
LEE OVERLOOK APTS	1994	GARDEN	SULLY	BULL RUN	D	0
LEE VALLEY APTS	1968	GARDEN	LEE	SPRINGFIELD	NONE	0
LEWINSVILLE	1980	GARDEN	DRANESVILLE	MCLEAN	CF	144
LINCOLN AT FAIR OAKS, THE	1997	GARDEN	SULLY	FAIRFAX	D	0
LINCOLN AT TYSONS CORNER, THE	1989	GARDEN	PROVIDENCE	MCLEAN	ACDEF	0
LIONS GATE AT PRESIDENT'S PARK	1999	GARDEN	HUNTER MILL	UPPER POTOMAC	CDEF	0
LIONS GATE AT PRESIDENT'S PARK	1999	TOWNHOUSE	HUNTER MILL	UPPER POTOMAC	CDEF	0
LOCKWOOD HOUSE APTS	1986	GARDEN	MASON	BAILEYS	ABCDEF	99
MADISON RIDGE APTS	1987	GARDEN	SULLY	BULL RUN	BCDEF	0
MARGATE MANOR APTS	1965	GARDEN	PROVIDENCE	FAIRFAX	NONE	0
MAYFAIR HOUSE APTS	1965	GARDEN	PROVIDENCE	JEFFERSON	NONE	0
MEADOW WOODS APTS	1973	GARDEN	LEE	MOUNT VERNON	NONE	0
MERRIFIELD COMMONS APTS	1997	GARDEN	PROVIDENCE	JEFFERSON	D	0
MERRIFIELD VILLAGE APTS	1966	GARDEN	PROVIDENCE	JEFFERSON	NONE	0
MONTICELLO GARDENS APTS	1964	GARDEN	MASON	JEFFERSON	BCDEF	0
MORNINGSIDE APTS	1968	GARDEN	MASON	LINCOLNIA	BCDEF	0
MOUNT VERNON APTS	1964	GARDEN	LEE	MOUNT VERNON	B	0

\* Town of Herndon is part of the Dranesville Supervisor District. Town of Vienna is part of the Hunter Mill Supervisor District.

\*\*See key at end of table.

TABLE 4  
 RENTAL HOUSING FOR INDIVIDUALS WITH DISABILITIES  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 5 of 8

Project Name	Year Built	Structure Type	Supervisor District*	Planning District	Disability Features**	Reserved for Seniors
MOUNT VERNON GARDENS APTS	1962	GARDEN	LEE	MOUNT VERNON	NONE	1
MOUNT VERNON HOUSE, THE	1983	GARDEN	MOUNT VERNON	MOUNT VERNON	CD	0
MOUNT VERNON SQUARE APTS	1963	GARDEN	MOUNT VERNON	MOUNT VERNON	NONE	0
MUNSON HILL TOWERS	1963	HIGHRISE	MASON	BAILEYS	CG	0
OAK CREEK TOWNHOUSES	1981	TOWNHOUSE	PROVIDENCE	FAIRFAX	BCDEF	0
OAKS IN FAIR LAKES	1987	GARDEN	SULLY	BULL RUN	CEF	0
OAKS OF WOODLAWN	1985	GARDEN	LEE	MOUNT VERNON	CDEF	0
OAKTON GABLES	1988	GARDEN	PROVIDENCE	FAIRFAX	NONE	0
OAKTON PARK APTS	1972	GARDEN	PROVIDENCE	FAIRFAX	NONE	0
OAKVIEW GARDEN APTS	1964	GARDEN	MASON	BAILEYS	C	0
OAKWOOD AT TYSONS	1980	GARDEN	HUNTER MILL	VIENNA	ABCDEF	0
OLD CENTREVILLE GABLE APTS	1988	GARDEN	SULLY	BULL RUN	BC	0
OLDE SALEM VILLAGE	1948	GARDEN	MASON	BAILEYS	NONE	0
OLDE SALEM VILLAGE	1948	TOWNHOUSE	MASON	BAILEYS	NONE	0
ORLEANS VILLAGE	1966	GARDEN	MASON	LINCOLNIA	NONE	0
ORLEANS VILLAGE	1966	TOWNHOUSE	MASON	LINCOLNIA	NONE	0
ORRINGTON COURT APTS	1949	GARDEN	PROVIDENCE	JEFFERSON	NONE	0
PARK AVENUE APTS	1964	GARDEN	TOWN OF HERNDON	UPPER POTOMAC	NONE	0
PARKRIDGE GARDENS APTS	1964	GARDEN	TOWN OF HERNDON	UPPER POTOMAC	DF	0
PARKRIDGE GARDENS TOWNHOMES	1964	TOWNHOUSE	TOWN OF HERNDON	UPPER POTOMAC	D	0
PARKWOOD APTS	1949	GARDEN	MASON	BAILEYS	BCDEF	0
PARLIAMENTS APTS, THE	1971	GARDEN	MASON	ANNANDALE		0
PARLIAMENTS APTS, THE	1971	HIGHRISE	MASON	ANNANDALE	A	0
PATRIOT VILLAGE APTS	1973	GARDEN	BRADDOCK	ANNANDALE	D	0
PATRIOT VILLAGE TOWNHOMES	1973	TOWNHOUSE	BRADDOCK	ANNANDALE	D	0
PEACHTREE OF MCLEAN	1973	GARDEN	DRANESVILLE	MCLEAN	NONE	0
PEACHTREE OF MCLEAN	1973	MIDRISE	DRANESVILLE	MCLEAN	NONE	0
PENDERBROOK APTS	1988	GARDEN	PROVIDENCE	FAIRFAX		0
PINE SPRING GARDENS	1954	GARDEN	PROVIDENCE	JEFFERSON	NONE	0
PINE SPRING GARDENS	1954	TOWNHOUSE	PROVIDENCE	JEFFERSON	NONE	0

\* Town of Herndon is part of the Dranesville Supervisor District. Town of Vienna is part of the Hunter Mill Supervisor District.

\*\* See key at end of table.

TABLE 4  
 RENTAL HOUSING FOR INDIVIDUALS WITH DISABILITIES  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 6 of 8

Project Name	Year Built	Structure Type	Supervisor District*	Planning District	Disability Features**	Reserved for Seniors
PINEWOOD PLAZA APTS	1964	GARDEN	PROVIDENCE	FAIRFAX	NONE	0
POST CORNERS AT TRINITY CENTRE	1995	GARDEN	SULLY	BULL RUN	CDE	0
POST FOREST APTS	1989	GARDEN	SULLY	FAIRFAX	BCDEF	0
PRINCE FAIRFAX APTS	1964	GARDEN	LEE	ROSE HILL	NONE	0
PROVIDENCE HALL APTS	1974	GARDEN	PROVIDENCE	VIENNA	NONE	0
RAVENSWORTH TOWERS	1973	HIGHRISE	MASON	ANNANDALE	AD	0
RAVENWOOD TOWERS	1967	MIDRISE	MASON	BAILEYS	ABC	
REGENTS PARK APTS	1996	GARDEN	PROVIDENCE	VIENNA	BCDG	0
RENAISSANCE APTS	1987	HIGHRISE	PROVIDENCE	JEFFERSON	CDF	0
RESTON LANDING	1999	GARDEN	HUNTER MILL	UPPER POTOMAC	BCD	0
RIVERSIDE PARK APTS	1971	HIGHRISE	MOUNT VERNON	MOUNT VERNON	NONE	0
ROBINWOOD GARDENS	1964	GARDEN	MASON	BAILEYS	NONE	0
ROLLING HILLS APTS	1967	GARDEN	LEE	MOUNT VERNON	NONE	0
ROSE HILL APTS	1962	GARDEN	LEE	ROSE HILL	NONE	0
RUSSELL APTS	1959	GARDEN	LEE	MOUNT VERNON	NONE	0
SACRAMENTO SQUARE APTS	1986	GARDEN	LEE	MOUNT VERNON	BE	
SANGER PLACE	1999	GARDEN	MOUNT VERNON	LOWER POTOMAC	CDE	0
SARATOGA SQUARE APTS	1986	GARDEN	SPRINGFIELD	POHICK	BCDEF	0
SARATOGA SQUARE TOWNHOMES	1986	TOWNHOUSE	SPRINGFIELD	POHICK	BCDEF	0
SEVEN CORNERS APTS	1952	GARDEN	MASON	BAILEYS	NONE	0
SHENANDOAH CROSSING	1985	GARDEN	SULLY	BULL RUN	CDEF	0
SKYLINE TOWERS	1971	HIGHRISE	MASON	BAILEYS	NONE	0
SKYVIEW APTS	1965	GARDEN	LEE	MOUNT VERNON	NONE	0
SPRING GARDEN APTS	1967	GARDEN	MOUNT VERNON	MOUNT VERNON	NONE	0
SPRINGFIELD GARDEN APTS	1964	GARDEN	LEE	SPRINGFIELD	NONE	0
SPRINGFIELD SQUARE APTS	1968	GARDEN	LEE	ANNANDALE	NONE	0
SPRINGFIELD STATION APTS	1998	GARDEN	LEE	SPRINGFIELD	D	0
SPRINGFIELD STATION APTS	1998	MIDRISE	LEE	SPRINGFIELD	D	0
SPRINGS AT RESTON	1973	GARDEN	HUNTER MILL	UPPER POTOMAC	BC	0
ST JOHNS WOOD	1990	GARDEN	HUNTER MILL	UPPER POTOMAC	CDEF	0

\* Town of Herndon is part of the Dranesville Supervisor District. Town of Vienna is part of the Hunter Mill Supervisor District.

\*\* See key at end of table.



TABLE 4  
 RENTAL HOUSING FOR INDIVIDUALS WITH DISABILITIES  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 7 of 8

Project Name	Year Built	Structure Type	Supervisor District*	Planning District	Disability Features**	Reserved for Seniors
STRAWBRIDGE SQUARE APTS	1980	GARDEN	MASON	LINCOLNIA	C	0
STRAWBRIDGE SQUARE TOWNHOMES	1980	TOWNHOUSE	MASON	LINCOLNIA	C	0
STUART WOODS APTS	1974	GARDEN	TOWN OF HERNDON	UPPER POTOMAC	BC	0
SUMMIT FAIR LAKES	1998	GARDEN	SULLY	BULL RUN	A	0
SUMMIT FAIR LAKES	1998	TOWNHOUSE	SULLY	BULL RUN	A	0
SUMMIT FAIR OAKS	1989	GARDEN	SULLY	BULL RUN		0
SUMMIT RESTON	1985	GARDEN	HUNTER MILL	UPPER POTOMAC	CDEF	0
SUMMIT SQUARE APTS	1986	GARDEN	PROVIDENCE	FAIRFAX		0
SUMMIT SQUARE APTS	1986	MIDRISE	PROVIDENCE	FAIRFAX		0
SUNSET PARK APTS	1962	GARDEN	MASON	BAILEYS	NONE	0
SYCAMORES, THE	1980	GARDEN	HUNTER MILL	UPPER POTOMAC	CDGF	0
TOWERS AT MORNINGSIDE	1968	MIDRISE	MASON	LINCOLNIA	NONE	0
TOWNES AT COPPER SPRINGS	1972	TOWNHOUSE	DRANESVILLE	UPPER POTOMAC	C	0
TOWNES OF BURKE	1985	TOWNHOUSE	SPRINGFIELD	POHICK	NONE	0
TREVORS RUN APTS	1999	GARDEN	HUNTER MILL	UPPER POTOMAC	BDEF	0
TYSON TOWNE	1985	TOWNHOUSE	PROVIDENCE	VIENNA	NONE	0
TYSONS GLEN APTS	1966	GARDEN	PROVIDENCE	JEFFERSON	BD	0
TYSONS GLEN TOWNHOMES	1966	TOWNHOUSE	PROVIDENCE	JEFFERSON	BD	0
TYSONS LANDING APTS	1981	GARDEN	PROVIDENCE	MCLEAN	BCDEF	0
TYSONS TOWERS APTS	1976	MIDRISE	HUNTER MILL	VIENNA	AC	273
TYSONS VIEW APTS	1966	GARDEN	PROVIDENCE	JEFFERSON		0
VIENNA PARK APTS	1963	GARDEN	TOWN OF VIENNA	VIENNA	NONE	0
VILLAGE APTS	1957	GARDEN	MOUNT VERNON	LOWER POTOMAC	NONE	0
VILLAGE AT MCNAIR FARMS, THE	1990	GARDEN	HUNTER MILL	UPPER POTOMAC	BCDEF	0
VIRGINIA VILLAGE	1966	GARDEN	MASON	LINCOLNIA	NONE	0
VISTA GARDENS APTS	1949	GARDEN	MASON	BAILEYS	NONE	0
WASHINGTON AVENUE APTS	1962	GARDEN	MOUNT VERNON	MOUNT VERNON	NONE	0
WASHINGTON SQUARE APTS	1968	GARDEN	MOUNT VERNON	MOUNT VERNON	NONE	0
WATERSIDE APTS	1985	GARDEN	HUNTER MILL	UPPER POTOMAC	CDEF	0

\* Town of Herndon is part of the Dranesville Supervisor District. Town of Vienna is part of the Hunter Mill Supervisor District.

\*\* See key at end of table.

TABLE 4  
 RENTAL HOUSING FOR INDIVIDUALS WITH DISABILITIES  
 FAIRFAX COUNTY, VIRGINIA  
 January 2000  
 Page 8 of 8

Project Name	Year Built	Structure Type	Supervisor District*	Planning District	Disability Features**	Reserved for Seniors
WEDGEWOOD EAST	1967	GARDEN	BRADDOCK	ANNANDALE	NONE	0
WEDGEWOOD MANOR	1963	GARDEN	BRADDOCK	ANNANDALE	NONE	0
WEDGEWOOD WEST APTS	1967	GARDEN	BRADDOCK	ANNANDALE	NONE	0
WEDGEWOOD WEST TOWNHOMES	1967	TOWNHOUSE	BRADDOCK	ANNANDALE	NONE	0
WEST FALLS STATION	1966	GARDEN	PROVIDENCE	JEFFERSON	NONE	0
WEST SPRINGFIELD TERRACE APTS	1978	GARDEN	SPRINGFIELD	POHICK	NONE	0
WESTERLY AT WORLDGATE, THE	1995	GARDEN	TOWN OF HERNDON	UPPER POTOMAC	C	0
WESTFIELD VILLAGE	1988	GARDEN	SULLY	BULL RUN	CDF	0
WEXFORD MANOR APTS	1970	GARDEN	PROVIDENCE	JEFFERSON	NONE	0
WINDSOR AT FAIR LAKES, THE	1988	GARDEN	SULLY	BULL RUN	CDEF	0
WINDSOR GABLE APTS	1987	GARDEN	LEE	ROSE HILL	BD	0
WINTERTHUR APTS	1973	GARDEN	HUNTER MILL	UPPER POTOMAC	NONE	0
WOODLAWN GARDENS APTS	1963	GARDEN	LEE	MOUNT VERNON	NONE	0
WOODLAWN GARDENS II	1963	GARDEN	LEE	MOUNT VERNON	NONE	0
WOODLEY ARMS APTS	1963	GARDEN	MOUNT VERNON	MOUNT VERNON	NONE	0
WOODS OF FAIRFAX, THE	1979	GARDEN	MOUNT VERNON	LOWER POTOMAC	CDE	0
WOODSIDE APTS	1987	GARDEN	MOUNT VERNON	LOWER POTOMAC	CDEFG	0
WOODWAY AT TRINITY CENTRE	1996	GARDEN	SULLY	BULL RUN	D	0

\* Town of Herndon is part of the Dranesville Supervisor District. Town of Vienna is part of the Hunter Mill Supervisor District.

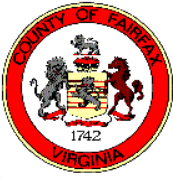
**\*\*Disability Features Key**

- A = Elevators with Braille
- B = Ramps with Handrails
- C = Grab Bars in the Shower/Tub
- D = Wide Doorways (Wheelchair Accessible)
- E = Low Cabinets, Sinks, Counter Tops
- F = Raised Toilet/Commode
- G = Other

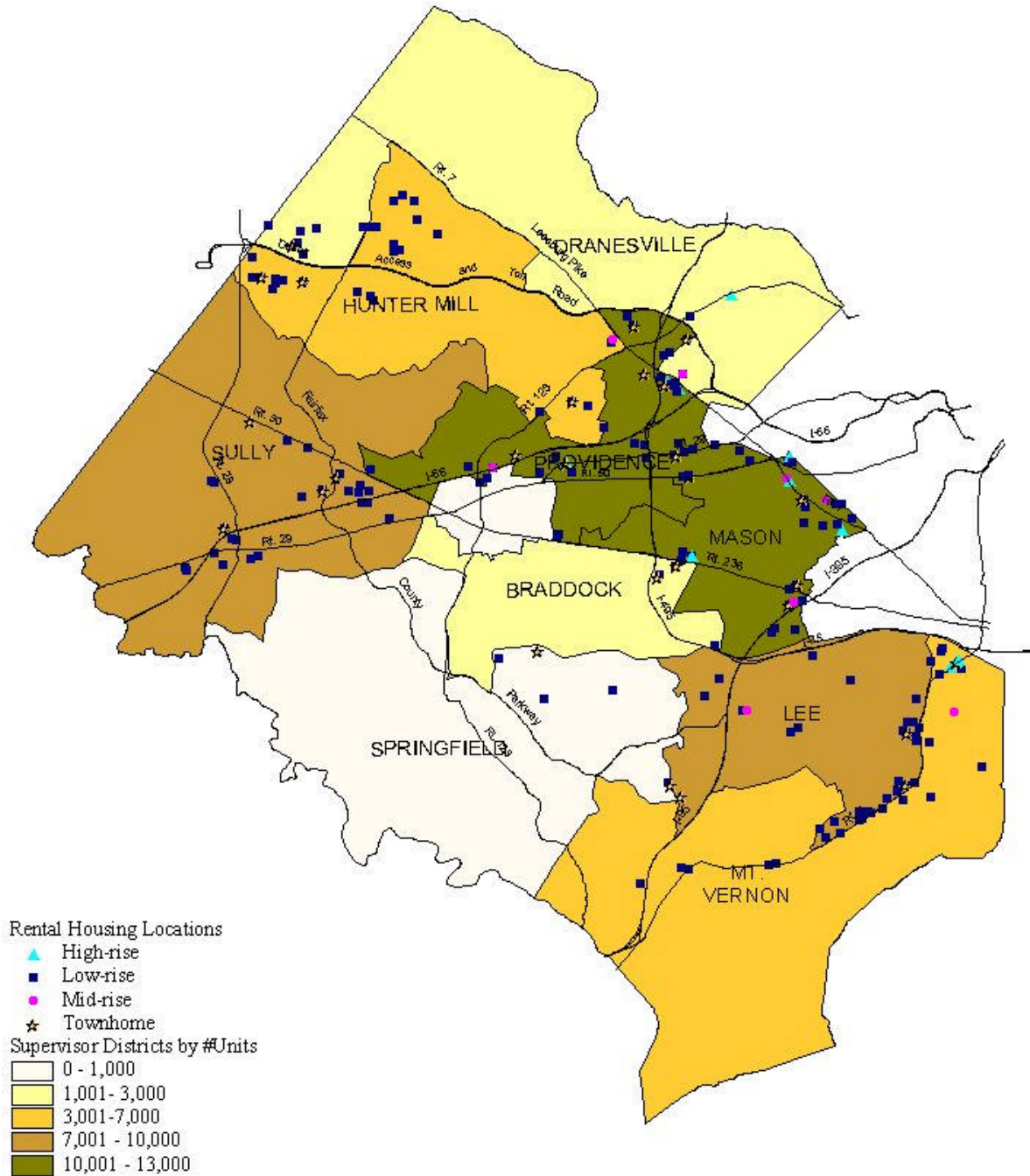


# **Appendix B**

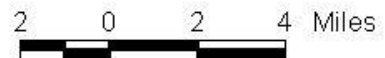




# Rental Housing Locations Number of Units by Supervisor District January 2000



Source: Housing Information provided by Fairfax County Department of System Management for Human Services. Base Data Provided by Fairfax County Department of Information Technology, Geographic Information Services





# Rental Housing Locations Number of Units by Planning District January 2000



Source: Housing Information provided by Fairfax County Department of Systems Management for Human Services. Base Map Data Provided by Fairfax County Department of Information Technology, Geographic Information Services

