

Type B Residential Sub-Areas

The property in residential areas with this designation represents the second highest grade of residential property in the Washington Metropolitan District. These areas are composed of the newer subdivisions of better class homes, representing a high degree of protection from adverse influences and usually are adjacent to the best areas. They are occupied chiefly by professional and business men of the upper class who because of economic reasons or choice do not wish to expend the amount necessary to obtain residence in the best area yet desire to obtain a high degree of residential comfort.

Most of the properties in these areas are valued at not less than \$10,000, and are in good condition with an average age of 15 years. These areas represent properties which in many cases were formerly of better grade but because of depreciation due to age and a trend to newer areas have lost some of their appeal, or in some cases have failed to develop sufficiently rapidly to retain the most desirable characteristics. Marketability of property in these areas usually has a wider range as there are more potential buyers in this value group. These areas are not completely built up and new building conforms to the present types of existing structures appealing to the better class of occupants. They should retain their desirability in the market for many years.