

UNITED DOMINION REALTY TRUST INC

Form 8-K

February 17, 2004

**UNITED STATES**

**SECURITIES AND EXCHANGE COMMISSION  
WASHINGTON, D.C. 20549**

**FORM 8-K**

**CURRENT REPORT  
Pursuant to Section 13 or 15(d) of the  
Securities Exchange Act of 1934**

Date of report (Date of earliest event reported): February 9, 2004

**UNITED DOMINION REALTY TRUST, INC.**

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(Exact Name of Registrant as Specified in Charter)

Maryland

1-10524

54-0857512

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(State or Other  
Jurisdiction of  
Incorporation)

(Commission File Number)

(IRS Employer  
Identification No.)

1745 Shea Center Drive, Suite 200, Highlands Ranch,  
Colorado 80129

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(Address of Principal Executive Offices) (Zip Code)

Registrant's telephone number, including area code (720) 283-6120

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Item 12. Results of Operations and Financial Condition.

On February 9, 2004, United Dominion Realty Trust, Inc. issued a press release announcing its financial results for the quarter and year ended December 31, 2003. A copy of the press release is furnished as Exhibit 99.1 to this report. This Form 8-K and the attached exhibit are furnished to, but not filed with, the Securities and Exchange Commission.

SIGNATURES

Pursuant to the requirements of the Securities Exchange Act of 1934, the registrant has duly caused this report to be signed on its behalf by the undersigned hereunto duly authorized.

UNITED DOMINION REALTY TRUST,  
INC.

By: /s/ Christopher D. Genry  
Christopher D. Genry  
Executive Vice President and Chief  
Financial Officer

Date: February 17, 2004

**EXHIBIT INDEX**

<b>Exhibit</b>	<b>Description</b>
99.1	Press Release dated February 9, 2004