

Market Analysis By County: Tarrant County

Property Type	Closed Sales*	YoY%	Dollar Volume	YoY%	Average Price	YoY%	Median Price	YoY%	Price/ Sqft	YoY%	DOM	New Listings	Active Listings	Pending Sales	Months Inventory	Close To OLP
<u>All(New and Existing)</u>																
Residential (SF/COND/TH)	1,793	8.1%	\$775,722,066	14.5%	\$432,639	5.9%	\$347,000	2.1%	\$195	0.9%	53	2,716	6,448	1,676	3.5	95.0%
YTD:	18,907	-2.0%	\$8,243,198,571	0.1%	\$435,987	2.1%	\$350,000	0.3%	\$197	1.7%	46	28,653	5,571	19,435		96.3%
Single Family	1,718	10.2%	\$750,304,722	16.0%	\$436,732	5.3%	\$350,000	2.0%	\$194	0.8%	52	2,553	6,001	1,602	3.4	95.0%
YTD:	18,047	-1.8%	\$7,967,938,201	0.5%	\$441,510	2.4%	\$350,000	0.0%	\$196	2.0%	46	27,053	5,193	18,562		96.4%
Townhouse	47	-13.0%	\$16,587,443	-13.1%	\$352,924	-0.1%	\$327,250	-5.1%	\$208	1.8%	65	90	261	41	5.6	94.3%
YTD:	481	-1.6%	\$165,286,902	-10.7%	\$343,632	-9.2%	\$330,000	-8.3%	\$201	-5.7%	58	934	203	496		95.5%
Condominium	27	-41.3%	\$8,468,654	-27.9%	\$313,654	22.8%	\$220,000	13.1%	\$238	13.8%	86	73	186	33	5.2	93.1%
YTD:	375	-10.1%	\$108,373,471	-11.3%	\$288,996	-1.4%	\$215,000	-1.8%	\$230	0.4%	59	666	174	377		94.6%
<u>Existing Home</u>																
Residential (SF/COND/TH)	1,528	12.9%	\$649,702,393	18.6%	\$425,198	5.1%	\$335,000	0.0%	\$194	1.1%	50	2,326	5,414	1,375	3.6	94.8%
YTD:	15,793	-1.4%	\$6,852,914,307	1.2%	\$433,921	2.6%	\$340,000	0.0%	\$197	2.0%	42	24,407	4,588	16,161		96.3%
Single Family	1,461	14.3%	\$627,028,462	19.3%	\$429,178	4.3%	\$335,000	-0.9%	\$193	0.7%	49	2,189	5,054	1,317	3.5	94.9%
YTD:	15,077	-1.5%	\$6,629,359,541	1.3%	\$439,700	2.9%	\$345,000	1.5%	\$196	2.2%	41	23,106	4,288	15,440		96.3%
Townhouse	39	18.2%	\$13,820,574	26.0%	\$354,374	6.6%	\$319,800	4.9%	\$208	11.1%	62	65	175	26	5.2	93.8%
YTD:	348	13.4%	\$115,963,096	3.1%	\$333,227	-9.0%	\$310,500	-1.4%	\$198	-2.8%	46	646	128	353		95.2%
Condominium	27	-37.2%	\$8,468,654	-24.1%	\$313,654	20.9%	\$220,000	17.7%	\$238	13.0%	86	72	185	32	5.3	93.1%
YTD:	365	-9.2%	\$106,372,346	-9.2%	\$291,431	0.0%	\$215,000	-2.1%	\$231	0.4%	60	655	172	368		94.6%
<u>New Construction</u>																
Residential (SF/COND/TH)	265	-13.1%	\$126,009,313	-2.9%	\$475,507	11.8%	\$381,165	7.1%	\$199	0.8%	69	390	1,034	301	3.4	96.0%
YTD:	3,113	-4.7%	\$1,389,825,650	-4.9%	\$446,459	-0.3%	\$371,120	-0.1%	\$197	0.3%	69	4,246	982	3,274		96.5%
Single Family	257	-8.5%	\$123,282,927	1.8%	\$479,700	11.4%	\$383,652	9.2%	\$199	1.9%	69	364	947	285	3.2	96.0%
YTD:	2,970	-3.2%	\$1,338,569,829	-3.3%	\$450,697	-0.1%	\$373,750	1.0%	\$197	1.0%	69	3,947	905	3,122		96.6%
Townhouse	8	-61.9%	\$2,768,319	-65.9%	\$346,040	-10.4%	\$343,575	-9.8%	\$205	-10.8%	76	25	86	15	6.6	96.4%
YTD:	133	-26.9%	\$49,313,401	-32.1%	\$370,777	-7.1%	\$356,460	-10.2%	\$210	-8.6%	90	288	75	143		96.1%
Condominium	-	-100.0%	-	-100.0%	-	-100.0%	-	-100.0%	-	-100.0%	-	1	1	1	1.0	0.0%
YTD:	10	-33.3%	\$2,005,995	-60.5%	\$200,600	-40.7%	\$203,000	-7.3%	\$204	-2.9%	47	11	3	9		95.7%

\* Closed Sale counts for most recent 3 months are Preliminary.