

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)	1,731	-2.2%	\$744,300,490	1.3%	\$429,983	3.5%	\$346,890	0.6%	\$195	0.6%	49	2,494	6,407	1,677	3.5	95.2%
YTD:	17,125	-2.8%	\$7,475,983,604	-1.1%	\$436,554	1.8%	\$350,000	0.1%	\$197	1.8%	46	25,917	5,485	17,690		96.5%
Single Family	1,648	-1.9%	\$717,455,393	1.6%	\$435,349	3.5%	\$349,250	0.7%	\$194	0.8%	48	2,363	5,991	1,604	3.5	95.3%
YTD:	16,343	-2.8%	\$7,227,107,233	-0.7%	\$442,214	2.2%	\$350,000	0.0%	\$196	2.1%	45	24,487	5,115	16,887		96.5%
Townhouse	49	6.5%	\$15,814,448	3.0%	\$322,744	-3.3%	\$310,300	-3.8%	\$199	-0.8%	60	81	244	51	5.2	93.1%
YTD:	431	-0.9%	\$147,700,453	-11.0%	\$342,692	-10.2%	\$330,408	-8.2%	\$200	-6.6%	57	839	197	459		95.6%
Condominium	32	-25.6%	\$10,320,891	-19.8%	\$322,528	7.8%	\$198,000	-10.0%	\$223	-2.5%	69	50	172	22	4.6	91.8%
YTD:	348	-6.2%	\$99,884,190	-9.6%	\$287,024	-3.6%	\$215,000	-2.3%	\$229	-1.2%	57	591	172	344		94.7%
<u>Existing Home</u>																
Residential (SF/COND/TH)	1,406	-3.4%	\$593,633,019	0.5%	\$422,214	4.0%	\$335,000	0.0%	\$194	0.2%	45	2,111	5,366	1,336	3.6	95.1%
YTD:	14,285	-2.6%	\$6,215,448,593	-0.1%	\$435,103	2.5%	\$342,000	0.6%	\$197	2.1%	41	22,044	4,499	14,685		96.4%
Single Family	1,338	-3.4%	\$571,907,523	0.4%	\$427,435	4.0%	\$336,500	-0.7%	\$193	0.3%	45	2,002	5,034	1,277	3.5	95.2%
YTD:	13,636	-2.8%	\$6,014,579,335	0.0%	\$441,081	2.9%	\$345,000	1.2%	\$196	2.4%	40	20,886	4,205	14,018		96.5%
Townhouse	35	20.7%	\$11,074,474	25.2%	\$316,414	3.7%	\$272,190	-6.1%	\$196	5.3%	52	60	161	37	4.9	92.3%
YTD:	309	12.8%	\$102,067,986	0.6%	\$330,317	-10.8%	\$310,000	-2.3%	\$196	-4.3%	44	577	123	331		95.4%
Condominium	32	-22.0%	\$10,320,891	-17.1%	\$322,528	6.3%	\$198,000	-19.2%	\$223	-3.1%	69	49	171	22	4.8	91.8%
YTD:	338	-5.9%	\$97,885,934	-7.6%	\$289,603	-1.9%	\$215,000	-2.3%	\$230	-1.1%	58	581	170	336		94.7%
<u>New Construction</u>																
Residential (SF/COND/TH)	325	3.5%	\$150,602,243	4.6%	\$463,392	1.1%	\$371,990	0.5%	\$201	2.0%	63	383	1,041	341	3.4	95.8%
YTD:	2,840	-4.1%	\$1,260,529,916	-5.4%	\$443,849	-1.3%	\$369,990	-0.8%	\$197	0.2%	70	3,873	985	3,005		96.6%
Single Family	311	5.4%	\$145,938,987	6.5%	\$469,257	1.0%	\$373,750	0.5%	\$201	2.7%	63	361	957	327	3.2	95.8%
YTD:	2,708	-2.9%	\$1,212,973,080	-4.0%	\$447,922	-1.1%	\$370,346	-0.5%	\$196	0.9%	69	3,601	909	2,869		96.6%
Townhouse	14	-17.7%	\$4,733,644	-27.3%	\$338,117	-11.7%	\$353,995	-3.6%	\$207	-8.3%	79	21	83	14	6.0	95.2%
YTD:	122	-24.2%	\$45,620,092	-29.3%	\$373,935	-6.7%	\$360,725	-9.6%	\$210	-8.5%	90	262	74	128		96.3%
Condominium	-	-100.0%	-	-100.0%	-	-100.0%	-	-100.0%	-	-100.0%	-	1	1	-	0.8	0.0%
YTD:	10	-16.7%	\$2,005,995	-55.2%	\$200,600	-46.2%	\$203,000	-8.6%	\$204	-5.4%	47	10	3	8		95.7%

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