

Market Analysis By County: Denton 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
<b>All(New and Existing)</b>																
Residential (SF/COND/TH)	726	-14.9%	\$389,400,427	-14.9%	\$536,364	0.0%	\$425,000	-4.2%	\$202	-4.3%	83	1,555	3,894	976	3.3	92.7%
YTD:	726	-14.9%	\$389,400,427	-14.9%	\$536,364	0.0%	\$425,000	-4.2%	\$202	-4.3%	83	1,555	3,894	976		92.7%
Single Family	706	-14.7%	\$381,674,318	-14.4%	\$540,615	0.4%	\$427,000	-3.5%	\$201	-4.3%	83	1,498	3,713	940	3.3	92.7%
YTD:	706	-14.7%	\$381,674,318	-14.4%	\$540,615	0.4%	\$427,000	-3.5%	\$201	-4.3%	83	1,498	3,713	940		92.7%
Townhouse	11	-56.0%	\$4,532,377	-61.9%	\$412,034	-13.4%	\$365,000	-22.5%	\$201	-14.5%	62	49	146	31	4.4	92.3%
YTD:	11	-56.0%	\$4,532,377	-61.9%	\$412,034	-13.4%	\$365,000	-22.5%	\$201	-14.5%	62	49	146	31		92.3%
Condominium	8	100.0%	\$2,801,900	100.0%	\$350,238	100.0%	\$333,000	100.0%	\$263	100.0%	74	8	35	5	7.0	95.7%
YTD:	8	100.0%	\$2,801,900	100.0%	\$350,238	100.0%	\$333,000	100.0%	\$263	100.0%	74	8	35	5		95.7%
<b>Existing Home</b>																
Residential (SF/COND/TH)	536	-5.1%	\$296,788,452	-5.2%	\$553,710	0.0%	\$425,250	-5.5%	\$206	-4.6%	78	1,167	2,781	635	3.3	93.6%
YTD:	536	-5.1%	\$296,788,452	-5.2%	\$553,710	0.0%	\$425,250	-5.5%	\$206	-4.6%	78	1,167	2,781	635		93.6%
Single Family	522	-4.9%	\$292,082,350	-4.5%	\$559,545	0.5%	\$430,000	-4.4%	\$206	-4.6%	78	1,117	2,659	608	3.2	93.6%
YTD:	522	-4.9%	\$292,082,350	-4.5%	\$559,545	0.5%	\$430,000	-4.4%	\$206	-4.6%	78	1,117	2,659	608		93.6%
Townhouse	6	-62.5%	\$2,055,910	-71.4%	\$342,652	-23.8%	\$347,185	-20.7%	\$188	-20.2%	75	42	99	22	4.3	93.2%
YTD:	6	-62.5%	\$2,055,910	-71.4%	\$342,652	-23.8%	\$347,185	-20.7%	\$188	-20.2%	75	42	99	22		93.2%
Condominium	8	100.0%	\$2,801,900	100.0%	\$350,238	100.0%	\$333,000	100.0%	\$263	100.0%	74	8	23	5	4.8	95.7%
YTD:	8	100.0%	\$2,801,900	100.0%	\$350,238	100.0%	\$333,000	100.0%	\$263	100.0%	74	8	23	5		95.7%
<b>New Construction</b>																
Residential (SF/COND/TH)	190	-34.0%	\$92,623,092	-36.0%	\$487,490	-3.0%	\$415,000	-4.9%	\$190	-5.7%	98	388	1,113	341	3.4	90.2%
YTD:	190	-34.0%	\$92,623,092	-36.0%	\$487,490	-3.0%	\$415,000	-4.9%	\$190	-5.7%	98	388	1,113	341		90.2%
Single Family	185	-33.7%	\$90,144,629	-35.6%	\$487,268	-2.9%	\$415,000	-4.3%	\$189	-5.5%	99	381	1,054	332	3.4	90.2%
YTD:	185	-33.7%	\$90,144,629	-35.6%	\$487,268	-2.9%	\$415,000	-4.3%	\$189	-5.5%	99	381	1,054	332		90.2%
Townhouse	5	-44.4%	\$2,476,467	-47.3%	\$495,293	-5.1%	\$512,000	-6.9%	\$218	-7.9%	46	7	47	9	4.5	91.1%
YTD:	5	-44.4%	\$2,476,467	-47.3%	\$495,293	-5.1%	\$512,000	-6.9%	\$218	-7.9%	46	7	47	9		91.1%
Condominium	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	-	12	-	48.0	0.0%
YTD:	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	-	12	-		0.0%

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