

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
All(New and Existing)																
Residential (SF/COND/TH)	1,765	-2.2%	\$773,219,565	-2.5%	\$438,085	-0.3%	\$341,000	-2.6%	\$191	-1.8%	60	1,525	5,385	1,261	3.0	94.2%
YTD:	21,772	-2.7%	\$9,539,990,284	-2.5%	\$438,177	0.3%	\$349,000	-0.3%	\$194	-1.3%	54	32,851	6,475	21,916		95.4%
Single Family	1,705	-1.6%	\$754,561,640	-1.6%	\$442,558	-0.1%	\$342,990	-2.1%	\$190	-1.7%	59	1,443	4,972	1,204	2.9	94.2%
YTD:	20,826	-2.6%	\$9,233,887,338	-2.4%	\$443,383	0.3%	\$350,000	0.0%	\$193	-1.2%	53	30,991	5,984	20,971		95.5%
Townhouse	34	-27.7%	\$12,046,271	-34.8%	\$354,302	-9.8%	\$324,210	-7.1%	\$192	-3.8%	71	40	203	33	4.2	95.1%
YTD:	584	2.3%	\$203,449,577	1.5%	\$348,373	-0.7%	\$318,000	-3.6%	\$197	-2.1%	70	1,048	254	591		94.7%
Condominium	25	-3.9%	\$6,402,925	-19.3%	\$256,117	-16.1%	\$185,000	-29.1%	\$200	-5.2%	116	42	210	24	7.0	90.5%
YTD:	361	-15.7%	\$102,455,933	-16.9%	\$283,811	-1.4%	\$205,000	-4.7%	\$217	-4.9%	79	812	237	354		92.3%
Existing Home																
Residential (SF/COND/TH)	1,434	-0.9%	\$619,732,663	1.2%	\$432,171	2.1%	\$330,000	-1.5%	\$190	-1.3%	58	1,239	4,359	988	2.8	94.1%
YTD:	18,449	-0.7%	\$8,062,171,663	0.2%	\$436,998	0.9%	\$341,000	0.3%	\$194	-1.1%	51	27,957	5,427	18,429		95.4%
Single Family	1,383	-0.4%	\$604,265,943	2.2%	\$436,924	2.7%	\$333,500	-1.5%	\$190	-1.1%	57	1,173	4,027	940	2.7	94.2%
YTD:	17,652	-0.6%	\$7,808,648,457	0.3%	\$442,366	0.8%	\$345,000	0.0%	\$194	-0.9%	50	26,441	5,030	17,630		95.5%
Townhouse	24	-25.0%	\$8,470,399	-36.3%	\$352,933	-15.0%	\$332,500	-2.8%	\$191	-4.6%	67	24	129	24	3.6	94.9%
YTD:	435	6.9%	\$151,887,090	10.0%	\$349,166	2.9%	\$302,000	-2.6%	\$195	-0.9%	65	760	175	445		94.4%
Condominium	25	-3.9%	\$6,402,925	-19.3%	\$256,117	-16.1%	\$185,000	-29.1%	\$200	-5.2%	116	42	203	24	6.8	90.5%
YTD:	360	-13.7%	\$101,015,933	-16.5%	\$280,600	-3.3%	\$204,500	-5.8%	\$217	-5.4%	79	756	222	354		92.3%
New Construction																
Residential (SF/COND/TH)	331	-7.5%	\$153,470,406	-15.2%	\$463,657	-8.2%	\$363,000	-7.8%	\$192	-4.0%	69	286	1,026	273	3.7	94.4%
YTD:	3,323	-12.8%	\$1,477,837,514	-14.8%	\$444,730	-2.4%	\$369,990	-1.3%	\$193	-2.6%	70	4,894	1,048	3,487		95.5%
Single Family	322	-6.1%	\$150,288,860	-14.5%	\$466,736	-8.9%	\$364,990	-8.7%	\$192	-4.1%	69	270	945	264	3.6	94.3%
YTD:	3,174	-12.7%	\$1,425,259,432	-14.7%	\$449,042	-2.3%	\$372,945	-0.8%	\$192	-2.5%	70	4,550	954	3,341		95.5%
Townhouse	9	-40.0%	\$3,221,570	-37.8%	\$357,952	3.7%	\$324,210	-7.4%	\$194	-2.0%	82	16	74	9	6.0	95.5%
YTD:	148	-9.8%	\$51,215,700	-17.8%	\$346,052	-8.9%	\$339,990	-4.2%	\$203	-4.3%	84	288	79	146		95.6%
Condominium	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	-	7	-	84.0	0.0%
YTD:	1	-90.9%	\$1,440,000	-35.3%	\$1,440,000	611.6%	\$1,440,000	599.0%	\$440	117.2%	23	56	15	-		96.0%

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