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)	1,739	-7.0%	$815,888,623	4.2%	$469,171	12.0%	$345,000	0.0%	$197	3.9%	54	2,508	6,680	1,402	3.6	95.0%
YTD:	17,076	1.6%	$7,670,884,880	4.1%	$449,220	2.4%	$348,500	-0.4%	$195	0.1%	53	25,888	6,286	17,341		95.8%
Single Family	1,644	-8.6%	$787,096,880	3.0%	$478,769	12.8%	$350,000	0.0%	$197	4.1%	52	2,352	6,125	1,318	3.5	95.1%
YTD:	16,338	1.8%	$7,429,301,293	4.3%	$454,725	2.4%	$350,000	0.0%	$194	0.1%	52	24,442	5,780	16,592		95.9%
Townhouse	55	44.7%	$17,785,013	53.9%	$323,364	6.3%	$299,990	9.6%	$194	2.8%	89	70	258	46	5.5	94.9%
YTD:	439	-4.6%	$151,752,481	-6.4%	$345,678	-2.0%	$307,490	-3.9%	$194	-2.5%	70	790	254	442		94.8%
Condominium	38	18.8%	$10,320,081	35.1%	$271,581	13.8%	$169,000	-18.3%	$185	-6.0%	84	86	297	38	9.6	91.0%
YTD:	295	1.7%	$88,243,013	7.4%	$299,129	5.6%	$215,000	5.1%	$219	1.9%	81	656	251	307		92.9%
Existing Home																
Residential (SF/COND/TH)	1,491	-4.1%	$699,243,668	7.9%	$468,976	12.4%	$339,000	-0.3%	$196	3.6%	50	2,084	5,532	1,135	3.6	94.8%
YTD:	14,306	0.0%	$6,467,539,071	3.2%	$452,086	3.2%	$345,000	0.0%	$196	0.4%	49	21,896	5,182	14,405		95.9%
Single Family	1,413	-5.1%	$676,176,663	7.2%	$478,540	13.0%	$345,000	0.0%	$197	3.8%	48	1,962	5,096	1,072	3.5	95.0%
YTD:	13,671	0.0%	$6,259,345,053	3.2%	$457,856	3.2%	$349,000	0.7%	$195	0.4%	48	20,703	4,781	13,769		96.0%
Townhouse	39	18.2%	$12,437,345	24.5%	$318,906	5.4%	$291,000	9.8%	$191	3.2%	62	52	157	26	4.4	94.3%
YTD:	339	-1.7%	$119,456,748	-2.0%	$352,380	-0.3%	$297,750	-3.0%	$194	-1.7%	64	565	157	334		94.7%
Condominium	38	18.8%	$10,320,081	35.1%	$271,581	13.8%	$169,000	-18.3%	$185	-6.0%	84	70	279	37	9.1	91.0%
YTD:	293	1.4%	$87,537,647	8.5%	$298,763	7.0%	$213,500	4.7%	$218	1.6%	81	628	243	302		92.9%
New Construction																
Residential (SF/COND/TH)	247	-21.6%	$116,175,445	-13.9%	$470,346	9.8%	$366,838	-0.3%	$199	5.7%	77	424	1,148	267	3.8	95.9%
YTD:	2,769	11.1%	$1,202,922,027	9.2%	$434,425	-1.8%	$353,000	-5.7%	$190	-1.4%	75	3,992	1,104	2,936		95.4%
Single Family	231	-25.5%	$110,920,708	-16.8%	$480,176	11.6%	$370,000	0.2%	$199	5.9%	72	390	1,029	246	3.5	95.8%
YTD:	2,667	12.3%	$1,169,969,962	10.4%	$438,684	-1.7%	$354,990	-5.6%	$190	-1.3%	74	3,739	998	2,823		95.4%
Townhouse	16	220.0%	$5,343,210	239.8%	$333,951	6.2%	$328,435	-2.2%	$201	-5.1%	155	18	101	20	8.9	96.3%
YTD:	100	-13.0%	$32,302,435	-19.9%	$323,024	-7.8%	$320,000	-7.0%	$194	-4.7%	92	225	97	108		95.2%
Condominium	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	16	18	1	108.0	0.0%
YTD:	2	100.0%	$705,000	-51.0%	$352,500	-75.5%	$352,500	-75.5%	$429	-2.5%	8	28	8	5		100.0%

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