

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)	2,752	11.1%	\$760,720,260	21.1%	\$276,425	9.0%	\$223,225	11.6%	\$117	9.1%	29	3,521	4,427	2,613	1.9	99.4%
YTD:	10,652	1.7%	\$2,793,382,598	13.1%	\$262,240	11.3%	\$215,000	13.8%	\$113	11.4%	35	14,497	3,942	11,933		98.4%
Single Family	2,653	11.3%	\$739,343,175	21.7%	\$278,682	9.3%	\$225,000	12.5%	\$116	9.5%	27	3,420	4,226	2,518	1.9	99.4%
YTD:	10,229	0.9%	\$2,702,543,752	12.8%	\$264,204	11.8%	\$215,000	13.4%	\$112	11.5%	34	14,000	3,721	11,473		98.5%
Townhouse	59	34.1%	\$13,119,517	44.1%	\$222,365	7.4%	\$187,250	0.8%	\$126	6.0%	44	49	83	44	2.0	97.9%
YTD:	228	31.0%	\$53,371,967	45.3%	\$234,088	10.9%	\$202,500	21.2%	\$125	9.9%	49	259	98	249		98.1%
Condominium	39	-22.0%	\$8,090,868	-30.6%	\$207,458	-11.1%	\$173,950	29.4%	\$170	7.5%	94	52	118	51	2.8	96.2%
YTD:	193	15.6%	\$37,169,284	3.6%	\$192,587	-10.4%	\$150,000	13.2%	\$156	4.2%	61	238	122	211		97.2%
Existing Home																
Residential (SF/COND/TH)	2,553	12.1%	\$690,095,302	25.0%	\$270,308	11.5%	\$219,900	13.4%	\$116	10.0%	25	3,259	3,735	2,392	1.8	99.5%
YTD:	9,744	2.0%	\$2,461,876,052	14.7%	\$252,656	12.5%	\$206,000	12.9%	\$112	12.1%	30	13,169	3,215	10,786		98.5%
Single Family	2,464	12.6%	\$671,945,072	26.1%	\$272,705	12.0%	\$220,000	12.8%	\$115	10.5%	24	3,174	3,580	2,309	1.7	99.6%
YTD:	9,371	1.4%	\$2,386,644,432	14.7%	\$254,684	13.1%	\$208,000	13.7%	\$111	12.2%	30	12,728	3,048	10,388		98.6%
Townhouse	49	29.0%	\$9,926,381	33.0%	\$202,579	3.1%	\$178,500	9.9%	\$120	4.2%	24	34	43	32	1.3	98.8%
YTD:	181	29.3%	\$39,065,767	35.5%	\$215,833	4.8%	\$178,500	11.6%	\$120	8.6%	32	207	51	193		98.8%
Condominium	39	-22.0%	\$8,090,868	-30.6%	\$207,458	-11.1%	\$173,950	29.4%	\$170	7.5%	94	51	112	51	2.8	96.2%
YTD:	189	13.9%	\$35,631,181	0.2%	\$188,525	-12.0%	\$146,000	10.9%	\$156	3.9%	61	234	116	205		97.1%
New Construction																
Residential (SF/COND/TH)	199	-1.0%	\$70,689,725	-7.3%	\$355,225	-6.4%	\$314,000	14.2%	\$132	2.8%	76	262	692	221	3.6	97.6%
YTD:	909	-2.2%	\$331,751,507	2.6%	\$364,963	4.9%	\$318,953	10.0%	\$130	6.9%	83	1,328	727	1,147		97.4%
Single Family	189	-3.1%	\$67,419,727	-9.7%	\$356,718	-6.8%	\$305,973	10.1%	\$131	2.1%	72	246	646	209	3.6	97.8%
YTD:	858	-4.0%	\$315,867,798	0.3%	\$368,144	4.5%	\$322,125	9.2%	\$129	6.3%	81	1,272	673	1,085		97.5%
Townhouse	9	50.0%	\$2,931,200	78.5%	\$325,689	19.0%	\$317,000	19.7%	\$157	10.8%	151	15	40	12	4.3	93.1%
YTD:	46	35.3%	\$14,035,603	77.7%	\$305,122	31.3%	\$309,510	59.6%	\$144	13.9%	116	52	47	56		95.3%
Condominium	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	1	6	-	6.5	0.0%
YTD:	4	300.0%	\$1,534,041	370.0%	\$383,510	17.5%	\$371,573	13.8%	\$193	-2.4%	68	4	6	6		100.6%

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