

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
<b>All(New and Existing)</b>																
Residential (SF/COND/TH)	2,401	-2.0%	\$640,338,915	9.1%	\$266,697	11.2%	\$214,500	10.0%	\$117	10.1%	32	2,637	4,930	1,916	2.1	97.9%
<b>YTD:</b>	21,376	1.4%	\$5,716,819,250	11.7%	\$267,441	10.2%	\$218,900	12.3%	\$116	10.3%	32	27,297	4,404	21,874		98.5%
Single Family	2,330	-1.6%	\$624,141,549	9.2%	\$267,872	10.9%	\$214,950	9.7%	\$116	10.0%	32	2,550	4,742	1,860	2.1	97.9%
<b>YTD:</b>	20,602	0.9%	\$5,552,708,235	11.6%	\$269,523	10.6%	\$220,000	12.8%	\$115	10.4%	31	26,412	4,193	21,100		98.5%
Townhouse	40	17.7%	\$10,610,421	58.0%	\$265,261	34.3%	\$221,500	15.5%	\$145	30.9%	25	47	84	29	1.9	99.2%
<b>YTD:</b>	399	20.9%	\$94,302,209	33.5%	\$236,346	10.4%	\$200,000	11.5%	\$128	10.5%	48	456	92	401		98.2%
Condominium	31	-35.4%	\$5,686,485	-34.5%	\$183,435	1.4%	\$140,000	-1.2%	\$153	6.9%	36	40	104	27	2.5	95.2%
<b>YTD:</b>	372	9.7%	\$69,317,010	-0.2%	\$186,336	-9.0%	\$140,000	5.7%	\$155	3.2%	54	429	118	373		97.6%
<b>Existing Home</b>																
Residential (SF/COND/TH)	2,230	-1.8%	\$572,060,491	9.2%	\$256,529	11.1%	\$209,450	10.2%	\$116	10.4%	29	2,383	4,071	1,746	1.9	97.9%
<b>YTD:</b>	19,599	1.0%	\$5,070,318,796	12.2%	\$258,703	11.1%	\$211,000	11.3%	\$114	10.7%	28	24,845	3,649	19,970		98.6%
Single Family	2,167	-1.5%	\$559,355,626	9.2%	\$258,124	10.9%	\$210,000	10.0%	\$115	10.4%	29	2,307	3,911	1,696	1.9	97.9%
<b>YTD:</b>	18,904	0.5%	\$4,931,893,328	12.1%	\$260,892	11.6%	\$213,000	12.1%	\$113	10.8%	27	24,047	3,483	19,280		98.6%
Townhouse	31	40.9%	\$6,888,923	101.0%	\$222,223	42.7%	\$189,950	26.0%	\$130	32.5%	18	40	62	23	1.8	99.3%
<b>YTD:</b>	324	23.2%	\$70,194,063	30.8%	\$216,648	6.2%	\$178,000	11.3%	\$123	9.5%	30	377	53	323		98.8%
Condominium	31	-34.0%	\$5,686,485	-30.8%	\$183,435	4.9%	\$140,000	0.0%	\$153	8.2%	36	36	98	27	2.4	95.2%
<b>YTD:</b>	368	10.8%	\$67,780,820	2.8%	\$184,187	-7.2%	\$140,000	7.3%	\$154	3.9%	54	421	112	367		97.6%
<b>New Construction</b>																
Residential (SF/COND/TH)	171	-4.5%	\$68,207,252	8.2%	\$398,873	13.3%	\$339,450	15.9%	\$137	7.6%	72	254	859	170	4.3	97.8%
<b>YTD:</b>	1,776	6.0%	\$645,964,674	7.9%	\$363,719	1.7%	\$318,706	6.3%	\$131	5.3%	78	2,452	755	1,904		97.6%
Single Family	163	-1.8%	\$64,777,970	9.3%	\$397,411	11.3%	\$334,883	12.6%	\$134	5.9%	73	243	831	164	4.3	97.8%
<b>YTD:</b>	1,698	6.1%	\$620,606,916	7.3%	\$365,493	1.2%	\$319,375	5.5%	\$130	5.0%	77	2,365	710	1,820		97.7%
Townhouse	8	-33.3%	\$3,413,200	3.7%	\$426,650	55.6%	\$430,900	72.6%	\$199	49.7%	50	7	22	6	2.5	98.9%
<b>YTD:</b>	74	10.5%	\$23,852,101	40.7%	\$322,326	27.3%	\$313,726	40.5%	\$152	15.6%	122	79	39	78		95.9%
Condominium	-	-100.0%	-	-100.0%	-	-100.0%	-	-100.0%	-	-100.0%	-	4	6	-	14.4	0.0%
<b>YTD:</b>	4	-42.9%	\$1,534,041	-56.5%	\$383,510	-23.9%	\$371,573	-33.3%	\$193	-9.9%	68	8	6	6		100.6%

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