



**ADDISON RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 894,000  
 NUMBER OF SALES - 4  
 AVERAGE PRICE --- \$ 223,500

SOLD VOLUME ----- \$ 1,075,000  
 NUMBER OF SALES - 4  
 AVERAGE PRICE --- \$ 268,750

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 133  
 \$201K - \$300K ----- 76  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 31  
 \$301K - \$500K ----- 14  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 98.8%  
 \$201K - \$300K ----- 97.3%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 97.1%  
 \$301K - \$500K ----- 100.5%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 50.0%  
 \$201K - \$300K ----- 50.0%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 75.0%  
 \$301K - \$500K ----- 25.0%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE



**ALLEN RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$26,969,344  
 NUMBER OF SALES - 116  
 AVERAGE PRICE --- \$ 232,494

SOLD VOLUME ----- \$ 10,023,373  
 NUMBER OF SALES - 50  
 AVERAGE PRICE --- \$ 200,467

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 73  
 \$101K - \$150K ----- 69  
 \$151K - \$200K ----- 86  
 \$201K - \$300K ----- 128  
 \$301K - \$500K ----- 133  
 \$501K - \$750K ----- 11  
 \$751K+ ----- 59

0 - \$100K ----- 20  
 \$101K - \$150K ----- 106  
 \$151K - \$200K ----- 108  
 \$201K - \$300K ----- 131  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- 222  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 94.9%  
 \$101K - \$150K ----- 98.0%  
 \$151K - \$200K ----- 98.8%  
 \$201K - \$300K ----- 97.9%  
 \$301K - \$500K ----- 96.8%  
 \$501K - \$750K ----- 100.0%  
 \$751K+ ----- 100.0%

0 - \$100K ----- 96.2%  
 \$101K - \$150K ----- 96.9%  
 \$151K - \$200K ----- 97.7%  
 \$201K - \$300K ----- 97.3%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- 89.9%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 5.2%  
 \$101K - \$150K ----- 19.8%  
 \$151K - \$200K ----- 27.6%  
 \$201K - \$300K ----- 26.7%  
 \$301K - \$500K ----- 18.1%  
 \$501K - \$750K ----- 0.9%  
 \$751K+ ----- 1.7%

0 - \$100K ----- 4.0%  
 \$101K - \$150K ----- 20.0%  
 \$151K - \$200K ----- 38.0%  
 \$201K - \$300K ----- 34.0%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- 4.0%  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTRUIS\*\*\*



**CARROLLTON RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$17,484,472  
 NUMBER OF SALES - 107  
 AVERAGE PRICE --- \$ 166,808

SOLD VOLUME ----- \$7,743,033  
 NUMBER OF SALES - 47  
 AVERAGE PRICE --- \$ 164,745

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 97  
 \$101K - \$150K ----- 96  
 \$151K - \$200K ----- 92  
 \$201K - \$300K ----- 86  
 \$301K - \$500K ----- 244  
 \$501K - \$750K ----- 183  
 \$751K+ ----- NONE

0 - \$100K ----- 58  
 \$101K - \$150K ----- 75  
 \$151K - \$200K ----- 78  
 \$201K - \$300K ----- 130  
 \$301K - \$500K ----- 47  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 92.9%  
 \$101K - \$150K ----- 98.0%  
 \$151K - \$200K ----- 97.6%  
 \$201K - \$300K ----- 98.5%  
 \$301K - \$500K ----- 93.3%  
 \$501K - \$750K ----- 99.9%  
 \$751K+ ----- NONE

0 - \$100K ----- 91.8%  
 \$101K - \$150K ----- 98.9%  
 \$151K - \$200K ----- 97.6%  
 \$201K - \$300K ----- 96.6%  
 \$301K - \$500K ----- 96.0%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 17.8%  
 \$101K - \$150K ----- 29.0%  
 \$151K - \$200K ----- 31.8%  
 \$201K - \$300K ----- 16.8%  
 \$301K - \$500K ----- 2.8%  
 \$501K - \$750K ----- 1.9%  
 \$751K+ ----- NONE

0 - \$100K ----- 8.5%  
 \$101K - \$150K ----- 42.6%  
 \$151K - \$200K ----- 31.9%  
 \$201K - \$300K ----- 12.8%  
 \$301K - \$500K ----- 4.3%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTRUIS\*\*\*



**CEDAR HILL RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 6,963,956  
 NUMBER OF SALES - 52  
 AVERAGE PRICE --- \$ 133,922

SOLD VOLUME ----- \$ 6,640,079  
 NUMBER OF SALES - 41  
 AVERAGE PRICE --- \$ 161,953

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 132  
 \$101K - \$150K ----- 144  
 \$151K - \$200K ----- 198  
 \$201K - \$300K ----- 154  
 \$301K - \$500K ----- 154  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 88  
 \$101K - \$150K ----- 55  
 \$151K - \$200K ----- 241  
 \$201K - \$300K ----- 240  
 \$301K - \$500K ----- 174  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 95.1%  
 \$101K - \$150K ----- 100.7%  
 \$151K - \$200K ----- 93.8%  
 \$201K - \$300K ----- 91.7%  
 \$301K - \$500K ----- 99.4%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 96.2%  
 \$101K - \$150K ----- 100.1%  
 \$151K - \$200K ----- 95.2%  
 \$201K - \$300K ----- 92.6%  
 \$301K - \$500K ----- 97.2%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 44.2%  
 \$101K - \$150K ----- 32.7%  
 \$151K - \$200K ----- 5.8%  
 \$201K - \$300K ----- 11.5%  
 \$301K - \$500K ----- 5.8%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 39.0%  
 \$101K - \$150K ----- 22.0%  
 \$151K - \$200K ----- 7.3%  
 \$201K - \$300K ----- 22.0%  
 \$301K - \$500K ----- 9.8%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**COPPELL RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 10,048,597  
 NUMBER OF SALES - 33  
 AVERAGE PRICE --- \$ 304,502

SOLD VOLUME ----- \$6,562,750  
 NUMBER OF SALES - 20  
 AVERAGE PRICE --- \$ 328,137

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 56  
 \$201K - \$300K ----- 104  
 \$301K - \$500K ----- 109  
 \$501K - \$750K ----- 244  
 \$751K+ ----- 40

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 161  
 \$151K - \$200K ----- 58  
 \$201K - \$300K ----- 41  
 \$301K - \$500K ----- 19  
 \$501K - \$750K ----- 110  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 96.9%  
 \$201K - \$300K ----- 97.6%  
 \$301K - \$500K ----- 96.9%  
 \$501K - \$750K ----- 95.0%  
 \$751K+ ----- 97.1%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 100.0%  
 \$151K - \$200K ----- 97.5%  
 \$201K - \$300K ----- 97.9%  
 \$301K - \$500K ----- 96.7%  
 \$501K - \$750K ----- 93.7%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 15.2%  
 \$201K - \$300K ----- 39.4%  
 \$301K - \$500K ----- 39.4%  
 \$501K - \$750K ----- 3.0%  
 \$751K+ ----- 3.0%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 5.0%  
 \$151K - \$200K ----- 20.0%  
 \$201K - \$300K ----- 35.0%  
 \$301K - \$500K ----- 20.0%  
 \$501K - \$750K ----- 20.0%  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTRUIS\*\*\*



**DALLAS(LESS AREAS 10,11,12,15,17,18) RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 49,271,652  
 NUMBER OF SALES - 280  
 AVERAGE PRICE --- \$ 175,970

SOLD VOLUME ----- \$ 20,888,052  
 NUMBER OF SALES - 176  
 AVERAGE PRICE --- \$ 118,682

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 114  
 \$101K - \$150K ----- 93  
 \$151K - \$200K ----- 83  
 \$201K - \$300K ----- 122  
 \$301K - \$500K ----- 74  
 \$501K - \$750K ----- 266  
 \$751K+ ----- 190

0 - \$100K ----- 93  
 \$101K - \$150K ----- 90  
 \$151K - \$200K ----- 116  
 \$201K - \$300K ----- 152  
 \$301K - \$500K ----- 132  
 \$501K - \$750K ----- 327  
 \$751K+ ----- 21

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 94.3%  
 \$101K - \$150K ----- 98.4%  
 \$151K - \$200K ----- 98.2%  
 \$201K - \$300K ----- 96.4%  
 \$301K - \$500K ----- 98.7%  
 \$501K - \$750K ----- 96.4%  
 \$751K+ ----- 96.2%

0 - \$100K ----- 93.1%  
 \$101K - \$150K ----- 95.0%  
 \$151K - \$200K ----- 97.6%  
 \$201K - \$300K ----- 96.6%  
 \$301K - \$500K ----- 97.1%  
 \$501K - \$750K ----- 98.9%  
 \$751K+ ----- 97.2%

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 61.8%  
 \$101K - \$150K ----- 13.6%  
 \$151K - \$200K ----- 6.8%  
 \$201K - \$300K ----- 7.1%  
 \$301K - \$500K ----- 3.6%  
 \$501K - \$750K ----- 3.6%  
 \$751K+ ----- 3.6%

0 - \$100K ----- 62.5%  
 \$101K - \$150K ----- 14.2%  
 \$151K - \$200K ----- 8.0%  
 \$201K - \$300K ----- 6.8%  
 \$301K - \$500K ----- 5.7%  
 \$501K - \$750K ----- 2.3%  
 \$751K+ ----- 0.6%

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**FAR NORTH DALLAS (AREA 10) RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 20,595,088  
 NUMBER OF SALES - 64  
 AVERAGE PRICE --- \$ 321,798

SOLD VOLUME ----- \$ 16,440,552  
 NUMBER OF SALES - 54  
 AVERAGE PRICE --- \$ 304,454

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 117  
 \$101K - \$150K ----- 122  
 \$151K - \$200K ----- 129  
 \$201K - \$300K ----- 84  
 \$301K - \$500K ----- 71  
 \$501K - \$750K ----- 132  
 \$751K+ ----- 212

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 113  
 \$151K - \$200K ----- 190  
 \$201K - \$300K ----- 102  
 \$301K - \$500K ----- 103  
 \$501K - \$750K ----- 200  
 \$751K+ ----- 907

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 96.8%  
 \$101K - \$150K ----- 96.8%  
 \$151K - \$200K ----- 97.4%  
 \$201K - \$300K ----- 97.4%  
 \$301K - \$500K ----- 95.4%  
 \$501K - \$750K ----- 100.0%  
 \$751K+ ----- 83.9%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 86.5%  
 \$151K - \$200K ----- 96.0%  
 \$201K - \$300K ----- 97.9%  
 \$301K - \$500K ----- 95.5%  
 \$501K - \$750K ----- 96.3%  
 \$751K+ ----- 93.9%

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 6.3%  
 \$101K - \$150K ----- 4.7%  
 \$151K - \$200K ----- 18.8%  
 \$201K - \$300K ----- 32.8%  
 \$301K - \$500K ----- 25.0%  
 \$501K - \$750K ----- 6.3%  
 \$751K+ ----- 6.3%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 9.3%  
 \$151K - \$200K ----- 16.7%  
 \$201K - \$300K ----- 37.0%  
 \$301K - \$500K ----- 31.5%  
 \$501K - \$750K ----- 3.7%  
 \$751K+ ----- 1.9%

\*\*\*ALL INFORMATION OBTAINED FROM NTRUIS\*\*\*



**DALLAS NORTH (AREA 11) RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 39,672,352  
 NUMBER OF SALES - 43  
 AVERAGE PRICE --- \$ 922,612

SOLD VOLUME ----- \$ 15,236,400  
 NUMBER OF SALES - 23  
 AVERAGE PRICE --- \$ 662,452

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 59  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 78  
 \$301K - \$500K ----- 131  
 \$501K - \$750K ----- 98  
 \$751K+ ----- 92

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 80  
 \$301K - \$500K ----- 199  
 \$501K - \$750K ----- 313  
 \$751K+ ----- 92

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 100.0%  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 94.9%  
 \$301K - \$500K ----- 95.5%  
 \$501K - \$750K ----- 96.2%  
 \$751K+ ----- 95.8%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 92.4%  
 \$301K - \$500K ----- 95.3%  
 \$501K - \$750K ----- 98.1%  
 \$751K+ ----- 97.0%

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 2.3%  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 9.3%  
 \$301K - \$500K ----- 25.6%  
 \$501K - \$750K ----- 20.9%  
 \$751K+ ----- 41.9%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 13.0%  
 \$301K - \$500K ----- 52.2%  
 \$501K - \$750K ----- 8.7%  
 \$751K+ ----- 26.1%

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**DALLAS EAST (AREA 12) RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$38,551,692  
 NUMBER OF SALES - 164  
 AVERAGE PRICE --- \$ 235,021

SOLD VOLUME ----- \$ 21,072,494  
 NUMBER OF SALES - 102  
 AVERAGE PRICE --- \$ 206,593

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 90  
 \$101K - \$150K ----- 130  
 \$151K - \$200K ----- 61  
 \$201K - \$300K ----- 93  
 \$301K - \$500K ----- 134  
 \$501K - \$750K ----- 153  
 \$751K+ ----- 33

0 - \$100K ----- 84  
 \$101K - \$150K ----- 99  
 \$151K - \$200K ----- 97  
 \$201K - \$300K ----- 84  
 \$301K - \$500K ----- 156  
 \$501K - \$750K ----- 91  
 \$751K+ ----- 294

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 90.1%  
 \$101K - \$150K ----- 97.3%  
 \$151K - \$200K ----- 96.1%  
 \$201K - \$300K ----- 96.2%  
 \$301K - \$500K ----- 98.2%  
 \$501K - \$750K ----- 97.2%  
 \$751K+ ----- 91.6%

0 - \$100K ----- 90.2%  
 \$101K - \$150K ----- 95.5%  
 \$151K - \$200K ----- 95.2%  
 \$201K - \$300K ----- 97.2%  
 \$301K - \$500K ----- 95.0%  
 \$501K - \$750K ----- 96.6%  
 \$751K+ ----- 91.5%

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 28.0%  
 \$101K - \$150K ----- 12.8%  
 \$151K - \$200K ----- 7.9%  
 \$201K - \$300K ----- 25.0%  
 \$301K - \$500K ----- 16.5%  
 \$501K - \$750K ----- 7.9%  
 \$751K+ ----- 1.8%

0 - \$100K ----- 33.3%  
 \$101K - \$150K ----- 12.7%  
 \$151K - \$200K ----- 12.7%  
 \$201K - \$300K ----- 20.6%  
 \$301K - \$500K ----- 13.7%  
 \$501K - \$750K ----- 4.9%  
 \$751K+ ----- 2.0%

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**DALLAS OAK LAWN (AREA 17)  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 5,263,053  
 NUMBER OF SALES - 14  
 AVERAGE PRICE --- \$ 375,932

SOLD VOLUME ----- \$ 2,255,810  
 NUMBER OF SALES - 9  
 AVERAGE PRICE --- \$ 250,645

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 71  
 \$101K - \$150K ----- 9  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 175  
 \$301K - \$500K ----- 165  
 \$501K - \$750K ----- 33  
 \$751K+ ----- 165

0 - \$100K ----- 78  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 31  
 \$201K - \$300K ----- 80  
 \$301K - \$500K ----- 134  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 109.6%  
 \$101K - \$150K ----- 100.1%  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 91.4%  
 \$301K - \$500K ----- 97.4%  
 \$501K - \$750K ----- 96.8%  
 \$751K+ ----- 100.0%

0 - \$100K ----- 91.6%  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 90.8%  
 \$201K - \$300K ----- 92.2%  
 \$301K - \$500K ----- 98.0%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 14.3%  
 \$101K - \$150K ----- 7.1%  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 14.3%  
 \$301K - \$500K ----- 42.9%  
 \$501K - \$750K ----- 14.3%  
 \$751K+ ----- 7.1%

0 - \$100K ----- 33.3%  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 11.1%  
 \$201K - \$300K ----- 11.1%  
 \$301K - \$500K ----- 44.4%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTRIS\*\*\*



**DALLAS NORTHEAST(AREA 18) RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 9,437,477  
 NUMBER OF SALES - 45  
 AVERAGE PRICE --- \$ 209,721

SOLD VOLUME ----- \$ 8,282,680  
 NUMBER OF SALES - 33  
 AVERAGE PRICE --- \$ 250,990

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 55  
 \$101K - \$150K ----- 172  
 \$151K - \$200K ----- 107  
 \$201K - \$300K ----- 49  
 \$301K - \$500K ----- 91  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 154  
 \$101K - \$150K ----- 114  
 \$151K - \$200K ----- 181  
 \$201K - \$300K ----- 88  
 \$301K - \$500K ----- 123  
 \$501K - \$750K ----- 127  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 94.7%  
 \$101K - \$150K ----- 95.3%  
 \$151K - \$200K ----- 97.9%  
 \$201K - \$300K ----- 99.5%  
 \$301K - \$500K ----- 99.9%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 90.3%  
 \$101K - \$150K ----- 93.8%  
 \$151K - \$200K ----- 95.7%  
 \$201K - \$300K ----- 96.0%  
 \$301K - \$500K ----- 95.8%  
 \$501K - \$750K ----- 99.7%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 11.1%  
 \$101K - \$150K ----- 8.9%  
 \$151K - \$200K ----- 31.1%  
 \$201K - \$300K ----- 40.0%  
 \$301K - \$500K ----- 8.9%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 12.1%  
 \$101K - \$150K ----- 12.1%  
 \$151K - \$200K ----- 15.2%  
 \$201K - \$300K ----- 27.3%  
 \$301K - \$500K ----- 27.3%  
 \$501K - \$750K ----- 6.1%  
 \$751K+ ----- NONE



**DENTON RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 12,604,261  
 NUMBER OF SALES - 86  
 AVERAGE PRICE --- \$ 146,561

SOLD VOLUME ----- \$ 5,768,406  
 NUMBER OF SALES - 38  
 AVERAGE PRICE --- \$ 151,800

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 68  
 \$101K - \$150K ----- 83  
 \$151K - \$200K ----- 93  
 \$201K - \$300K ----- 185  
 \$301K - \$500K ----- 91  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 76  
 \$101K - \$150K ----- 88  
 \$151K - \$200K ----- 69  
 \$201K - \$300K ----- 32  
 \$301K - \$500K ----- 1  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 94.1%  
 \$101K - \$150K ----- 97.7%  
 \$151K - \$200K ----- 98.3%  
 \$201K - \$300K ----- 97.6%  
 \$301K - \$500K ----- 96.9%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 98.4%  
 \$101K - \$150K ----- 97.5%  
 \$151K - \$200K ----- 95.8%  
 \$201K - \$300K ----- 94.1%  
 \$301K - \$500K ----- 88.8%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 22.1%  
 \$101K - \$150K ----- 34.9%  
 \$151K - \$200K ----- 33.7%  
 \$201K - \$300K ----- 8.1%  
 \$301K - \$500K ----- 1.2%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 18.4%  
 \$101K - \$150K ----- 34.2%  
 \$151K - \$200K ----- 34.2%  
 \$201K - \$300K ----- 10.5%  
 \$301K - \$500K ----- 2.6%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE



**DESOTO RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 10,324,448  
 NUMBER OF SALES - 73  
 AVERAGE PRICE --- \$ 141,430

SOLD VOLUME ----- \$ 5,109,353  
 NUMBER OF SALES - 35  
 AVERAGE PRICE --- \$ 145,981

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 128  
 \$101K - \$150K ----- 128  
 \$151K - \$200K ----- 129  
 \$201K - \$300K ----- 173  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 107  
 \$101K - \$150K ----- 90  
 \$151K - \$200K ----- 102  
 \$201K - \$300K ----- 39  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- 80  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 90.2%  
 \$101K - \$150K ----- 100.4%  
 \$151K - \$200K ----- 99.4%  
 \$201K - \$300K ----- 95.2%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 95.6%  
 \$101K - \$150K ----- 96.0%  
 \$151K - \$200K ----- 101.7%  
 \$201K - \$300K ----- 103.3%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- 100.0%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 26.0%  
 \$101K - \$150K ----- 35.6%  
 \$151K - \$200K ----- 19.2%  
 \$201K - \$300K ----- 19.2%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 37.1%  
 \$101K - \$150K ----- 31.4%  
 \$151K - \$200K ----- 14.3%  
 \$201K - \$300K ----- 11.4%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- 5.7%  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**DUNCANVILLE RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 3,141,411  
 NUMBER OF SALES - 34  
 AVERAGE PRICE --- \$ 92,394

SOLD VOLUME ----- \$ 1,042,600  
 NUMBER OF SALES - 14  
 AVERAGE PRICE --- \$ 74,471

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 152  
 \$101K - \$150K ----- 118  
 \$151K - \$200K ----- 38  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 102  
 \$101K - \$150K ----- 531  
 \$151K - \$200K ----- 443  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 91.9%  
 \$101K - \$150K ----- 97.9%  
 \$151K - \$200K ----- 99.3%  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 94.4%  
 \$101K - \$150K ----- 99.4%  
 \$151K - \$200K ----- 98.3%  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 58.8%  
 \$101K - \$150K ----- 35.3%  
 \$151K - \$200K ----- 5.9%  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 78.6%  
 \$101K - \$150K ----- 14.3%  
 \$151K - \$200K ----- 7.1%  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**FAIRVIEW RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 6,628,618  
 NUMBER OF SALES - 16  
 AVERAGE PRICE --- \$ 414,288

SOLD VOLUME ----- \$ 2,128,500  
 NUMBER OF SALES - 8  
 AVERAGE PRICE --- \$ 266,062

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 333  
 \$201K - \$300K ----- 111  
 \$301K - \$500K ----- 127  
 \$501K - \$750K ----- 154  
 \$751K+ ----- 70

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 217  
 \$201K - \$300K ----- 92  
 \$301K - \$500K ----- 212  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 97.9%  
 \$201K - \$300K ----- 94.0%  
 \$301K - \$500K ----- 91.8%  
 \$501K - \$750K ----- 97.2%  
 \$751K+ ----- 100.0%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 93.0%  
 \$201K - \$300K ----- 94.1%  
 \$301K - \$500K ----- 95.3%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 12.5%  
 \$201K - \$300K ----- 43.8%  
 \$301K - \$500K ----- 18.8%  
 \$501K - \$750K ----- 18.8%  
 \$751K+ ----- 6.3%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 12.5%  
 \$201K - \$300K ----- 50.0%  
 \$301K - \$500K ----- 37.5%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTRDIS\*\*\*



**FLOWER MOUND RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 18,189,430  
 NUMBER OF SALES - 67  
 AVERAGE PRICE --- \$ 271,484

SOLD VOLUME ----- \$ 12,234,167  
 NUMBER OF SALES - 46  
 AVERAGE PRICE --- \$ 265,960

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 182  
 \$101K - \$150K ----- 80  
 \$151K - \$200K ----- 69  
 \$201K - \$300K ----- 90  
 \$301K - \$500K ----- 96  
 \$501K - \$750K ----- 113  
 \$751K+ ----- NONE

0 - \$100K ----- 31  
 \$101K - \$150K ----- 44  
 \$151K - \$200K ----- 76  
 \$201K - \$300K ----- 91  
 \$301K - \$500K ----- 143  
 \$501K - \$750K ----- 14  
 \$751K+ ----- 577

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 97.6%  
 \$101K - \$150K ----- 98.9%  
 \$151K - \$200K ----- 97.7%  
 \$201K - \$300K ----- 98.0%  
 \$301K - \$500K ----- 97.4%  
 \$501K - \$750K ----- 95.3%  
 \$751K+ ----- NONE

0 - \$100K ----- 112.5%  
 \$101K - \$150K ----- 97.2%  
 \$151K - \$200K ----- 98.6%  
 \$201K - \$300K ----- 97.2%  
 \$301K - \$500K ----- 93.8%  
 \$501K - \$750K ----- 94.6%  
 \$751K+ ----- 100.0%

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 1.5%  
 \$101K - \$150K ----- 7.5%  
 \$151K - \$200K ----- 22.4%  
 \$201K - \$300K ----- 29.9%  
 \$301K - \$500K ----- 35.8%  
 \$501K - \$750K ----- 3.0%  
 \$751K+ ----- NONE

0 - \$100K ----- 2.2%  
 \$101K - \$150K ----- 6.5%  
 \$151K - \$200K ----- 23.9%  
 \$201K - \$300K ----- 47.8%  
 \$301K - \$500K ----- 15.2%  
 \$501K - \$750K ----- 2.2%  
 \$751K+ ----- 2.2%

\*\*\*ALL INFORMATION OBTAINED FROM NTRDIS\*\*\*



**FRISCO RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$50,840,484  
 NUMBER OF SALES - 161  
 AVERAGE PRICE --- \$ 315,779

SOLD VOLUME ----- \$39,187,948  
 NUMBER OF SALES - 132  
 AVERAGE PRICE --- \$ 296,878

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 53  
 \$151K - \$200K ----- 101  
 \$201K - \$300K ----- 140  
 \$301K - \$500K ----- 164  
 \$501K - \$750K ----- 202  
 \$751K+ ----- 814

0 - \$100K ----- 87  
 \$101K - \$150K ----- 62  
 \$151K - \$200K ----- 122  
 \$201K - \$300K ----- 102  
 \$301K - \$500K ----- 176  
 \$501K - \$750K ----- 234  
 \$751K+ ----- 157

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 97.0%  
 \$151K - \$200K ----- 98.4%  
 \$201K - \$300K ----- 96.0%  
 \$301K - \$500K ----- 94.4%  
 \$501K - \$750K ----- 93.9%  
 \$751K+ ----- 91.8%

0 - \$100K ----- 70.2%  
 \$101K - \$150K ----- 97.7%  
 \$151K - \$200K ----- 98.6%  
 \$201K - \$300K ----- 95.4%  
 \$301K - \$500K ----- 95.9%  
 \$501K - \$750K ----- 95.6%  
 \$751K+ ----- 96.2%

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 5.6%  
 \$151K - \$200K ----- 25.5%  
 \$201K - \$300K ----- 31.1%  
 \$301K - \$500K ----- 30.4%  
 \$501K - \$750K ----- 6.2%  
 \$751K+ ----- 1.2%

0 - \$100K ----- 3.8%  
 \$101K - \$150K ----- 5.3%  
 \$151K - \$200K ----- 25.0%  
 \$201K - \$300K ----- 39.4%  
 \$301K - \$500K ----- 17.4%  
 \$501K - \$750K ----- 4.5%  
 \$751K+ ----- 4.5%

\*\*\*ALL INFORMATION OBTAINED FROM NTRUIS\*\*\*



**GARLAND RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 20,055,150  
 NUMBER OF SALES - 184  
 AVERAGE PRICE --- \$ 108,995

SOLD VOLUME ----- \$ 15,462,723  
 NUMBER OF SALES - 128  
 AVERAGE PRICE --- \$ 120,802

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 88  
 \$101K - \$150K ----- 106  
 \$151K - \$200K ----- 104  
 \$201K - \$300K ----- 132  
 \$301K - \$500K ----- 76  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 100  
 \$101K - \$150K ----- 111  
 \$151K - \$200K ----- 94  
 \$201K - \$300K ----- 88  
 \$301K - \$500K ----- 195  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 95.0%  
 \$101K - \$150K ----- 98.4%  
 \$151K - \$200K ----- 96.8%  
 \$201K - \$300K ----- 94.9%  
 \$301K - \$500K ----- 100.0%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 94.6%  
 \$101K - \$150K ----- 96.4%  
 \$151K - \$200K ----- 97.5%  
 \$201K - \$300K ----- 97.4%  
 \$301K - \$500K ----- 95.8%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 47.3%  
 \$101K - \$150K ----- 40.2%  
 \$151K - \$200K ----- 7.6%  
 \$201K - \$300K ----- 4.3%  
 \$301K - \$500K ----- 0.5%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 49.2%  
 \$101K - \$150K ----- 25.8%  
 \$151K - \$200K ----- 11.7%  
 \$201K - \$300K ----- 20.2%  
 \$301K - \$500K ----- 3.1%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE



**GRAND PRAIRIE RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 20,678,462  
 NUMBER OF SALES - 149  
 AVERAGE PRICE --- \$ 138,781

SOLD VOLUME ----- \$ 10,642,732  
 NUMBER OF SALES - 87  
 AVERAGE PRICE --- \$ 122,330

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 61  
 \$101K - \$150K ----- 98  
 \$151K - \$200K ----- 133  
 \$201K - \$300K ----- 121  
 \$301K - \$500K ----- 89  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- 5

0 - \$100K ----- 107  
 \$101K - \$150K ----- 142  
 \$151K - \$200K ----- 117  
 \$201K - \$300K ----- 139  
 \$301K - \$500K ----- 257  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 93.9%  
 \$101K - \$150K ----- 98.4%  
 \$151K - \$200K ----- 94.0%  
 \$201K - \$300K ----- 96.1%  
 \$301K - \$500K ----- 98.0%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- 100.0%

0 - \$100K ----- 93.0%  
 \$101K - \$150K ----- 98.6%  
 \$151K - \$200K ----- 96.8%  
 \$201K - \$300K ----- 94.1%  
 \$301K - \$500K ----- 94.2%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 35.6%  
 \$101K - \$150K ----- 31.5%  
 \$151K - \$200K ----- 19.5%  
 \$201K - \$300K ----- 9.4%  
 \$301K - \$500K ----- 3.4%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- 0.7%

0 - \$100K ----- 39.1%  
 \$101K - \$150K ----- 39.1%  
 \$151K - \$200K ----- 6.9%  
 \$201K - \$300K ----- 10.3%  
 \$301K - \$500K ----- 4.6%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**HIGHLAND PARK RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 10,430,000  
 NUMBER OF SALES - 7  
 AVERAGE PRICE --- \$ 1,490,000

SOLD VOLUME ----- \$ 14,013,000  
 NUMBER OF SALES - 5  
 AVERAGE PRICE --- \$ 2,802,600

**AVERAGE DAYS ON THE MARKET**

0 - \$500K ----- 54  
 \$501K - \$1MIL ----- 70  
 \$1MIL - \$2MIL ----- 265  
 \$2MIL - \$3MIL ----- NONE  
 \$3MIL - \$4MIL ----- 197  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

0 - \$500K ----- NONE  
 \$501K - \$1MIL ----- NONE  
 \$1MIL - \$2MIL ----- 212  
 \$2MIL - \$3MIL ----- NONE  
 \$3MIL - \$4MIL ----- 291  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$500K ----- 96.3%  
 \$501K - \$1MIL ----- 97.2%  
 \$1MIL - \$2MIL ----- 95.6%  
 \$2MIL - \$3MIL ----- NONE  
 \$3MIL - \$4MIL ----- 100.0%  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

0 - \$500K ----- NONE  
 \$501K - \$1MIL ----- NONE  
 \$1MIL - \$2MIL ----- 100.4%  
 \$2MIL - \$3MIL ----- NONE  
 \$3MIL - \$4MIL ----- 96.7%  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$500K ----- 14.3%  
 \$501K - \$1MIL ----- 28.6%  
 \$1MIL - \$2MIL ----- 42.9%  
 \$2MIL - \$3MIL ----- NONE  
 \$3MIL - \$4MIL ----- 14.3%  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

0 - \$500K ----- NONE  
 \$501K - \$1MIL ----- NONE  
 \$1MIL - \$2MIL ----- 40.0%  
 \$2MIL - \$3MIL ----- NONE  
 \$3MIL - \$4MIL ----- 60.0%  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**IRVING RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 20,751,172  
 NUMBER OF SALES - 100  
 AVERAGE PRICE --- \$ 207,511

SOLD VOLUME ----- \$ 11,530,939  
 NUMBER OF SALES - 66  
 AVERAGE PRICE --- \$ 174,711

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 73  
 \$101K - \$150K ----- 104  
 \$151K - \$200K ----- 118  
 \$201K - \$300K ----- 111  
 \$301K - \$500K ----- 146  
 \$501K - \$750K ----- 5  
 \$751K+ ----- 360

0 - \$100K ----- 72  
 \$101K - \$150K ----- 86  
 \$151K - \$200K ----- 154  
 \$201K - \$300K ----- 105  
 \$301K - \$500K ----- 192  
 \$501K - \$750K ----- 481  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 94.0%  
 \$101K - \$150K ----- 103.1%  
 \$151K - \$200K ----- 96.7%  
 \$201K - \$300K ----- 96.5%  
 \$301K - \$500K ----- 95.2%  
 \$501K - \$750K ----- 90.1%  
 \$751K+ ----- 91.2%

0 - \$100K ----- 94.8%  
 \$101K - \$150K ----- 95.3%  
 \$151K - \$200K ----- 91.3%  
 \$201K - \$300K ----- 95.2%  
 \$301K - \$500K ----- 92.8%  
 \$501K - \$750K ----- 82.2%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 26.0%  
 \$101K - \$150K ----- 24.0%  
 \$151K - \$200K ----- 13.0%  
 \$201K - \$300K ----- 25.0%  
 \$301K - \$500K ----- 8.0%  
 \$501K - \$750K ----- 1.0%  
 \$751K+ ----- 3.0%

0 - \$100K ----- 37.9%  
 \$101K - \$150K ----- 19.7%  
 \$151K - \$200K ----- 4.5%  
 \$201K - \$300K ----- 22.7%  
 \$301K - \$500K ----- 13.6%  
 \$501K - \$750K ----- 1.5%  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTRUIS\*\*\*



**LANCASTER RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 4,744,685  
 NUMBER OF SALES - 42  
 AVERAGE PRICE --- \$ 112,968

SOLD VOLUME ----- \$ 1,533,050  
 NUMBER OF SALES - 22  
 AVERAGE PRICE --- \$ 69,684

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 113  
 \$101K - \$150K ----- 118  
 \$151K - \$200K ----- 232  
 \$201K - \$300K ----- 138  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 180  
 \$101K - \$150K ----- 112  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 95.0%  
 \$101K - \$150K ----- 100.7%  
 \$151K - \$200K ----- 99.8%  
 \$201K - \$300K ----- 100.0%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 92.1%  
 \$101K - \$150K ----- 100.3%  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 50.0%  
 \$101K - \$150K ----- 33.3%  
 \$151K - \$200K ----- 14.3%  
 \$201K - \$300K ----- 2.4%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 86.4%  
 \$101K - \$150K ----- 13.6%  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**LEWISVILLE RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 17,652,836  
 NUMBER OF SALES - 95  
 AVERAGE PRICE --- \$ 185,819

SOLD VOLUME ----- \$ 11,991,847  
 NUMBER OF SALES - 58  
 AVERAGE PRICE --- \$ 206,755

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 81  
 \$101K - \$150K ----- 93  
 \$151K - \$200K ----- 60  
 \$201K - \$300K ----- 119  
 \$301K - \$500K ----- 119  
 \$501K - \$750K ----- 216  
 \$751K+ ----- 549

0 - \$100K ----- 113  
 \$101K - \$150K ----- 87  
 \$151K - \$200K ----- 97  
 \$201K - \$300K ----- 72  
 \$301K - \$500K ----- 102  
 \$501K - \$750K ----- 298  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 93.6%  
 \$101K - \$150K ----- 98.8%  
 \$151K - \$200K ----- 98.2%  
 \$201K - \$300K ----- 97.7%  
 \$301K - \$500K ----- 95.6%  
 \$501K - \$750K ----- 95.5%  
 \$751K+ ----- 85.2%

0 - \$100K ----- 87.9%  
 \$101K - \$150K ----- 97.5%  
 \$151K - \$200K ----- 98.6%  
 \$201K - \$300K ----- 96.2%  
 \$301K - \$500K ----- 95.3%  
 \$501K - \$750K ----- 94.4%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 11.6%  
 \$101K - \$150K ----- 33.7%  
 \$151K - \$200K ----- 30.5%  
 \$201K - \$300K ----- 14.7%  
 \$301K - \$500K ----- 6.3%  
 \$501K - \$750K ----- 2.1%  
 \$751K+ ----- 1.1%

0 - \$100K ----- 6.9%  
 \$101K - \$150K ----- 25.9%  
 \$151K - \$200K ----- 39.7%  
 \$201K - \$300K ----- 8.6%  
 \$301K - \$500K ----- 17.2%  
 \$501K - \$750K ----- 1.7%  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**LOVEJOY ISD RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 6,782,944  
 NUMBER OF SALES - 17  
 AVERAGE PRICE --- \$ 398,996

SOLD VOLUME ----- \$ 5,012,000  
 NUMBER OF SALES - 15  
 AVERAGE PRICE --- \$ 334,133

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 520  
 \$201K - \$300K ----- 170  
 \$301K - \$500K ----- 52  
 \$501K - \$750K ----- 225  
 \$751K+ ----- 70

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 217  
 \$201K - \$300K ----- 107  
 \$301K - \$500K ----- 279  
 \$501K - \$750K ----- 277  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 96.9%  
 \$201K - \$300K ----- 94.8%  
 \$301K - \$500K ----- 99.5%  
 \$501K - \$750K ----- 95.0%  
 \$751K+ ----- 100.0%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 93.0%  
 \$201K - \$300K ----- 95.0%  
 \$301K - \$500K ----- 96.4%  
 \$501K - \$750K ----- 96.3%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 5.9%  
 \$201K - \$300K ----- 41.2%  
 \$301K - \$500K ----- 35.3%  
 \$501K - \$750K ----- 11.8%  
 \$751K+ ----- 5.9%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 6.7%  
 \$201K - \$300K ----- 40.0%  
 \$301K - \$500K ----- 46.7%  
 \$501K - \$750K ----- 6.7%  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**LUCAS RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 710,544  
 NUMBER OF SALES - 2  
 AVERAGE PRICE --- \$ 355,207

SOLD VOLUME ----- \$ 2,634,500  
 NUMBER OF SALES - 6  
 AVERAGE PRICE --- \$ 439,083

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- 71  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 35  
 \$301K - \$500K ----- 329  
 \$501K - \$750K ----- 277  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- 100.1%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 95.3%  
 \$301K - \$500K ----- 97.2%  
 \$501K - \$750K ----- 96.3%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- 100.0%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- 16.7%  
 \$301K - \$500K ----- 66.7%  
 \$501K - \$750K ----- 16.7%  
 \$751K+ ----- NONE



**MCKINNEY RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$39,631,112  
 NUMBER OF SALES - 181  
 AVERAGE PRICE --- \$ 218,956

SOLD VOLUME ----- \$ 21,295,438  
 NUMBER OF SALES - 116  
 AVERAGE PRICE --- \$ 183,581

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 170  
 \$101K - \$150K ----- 79  
 \$151K - \$200K ----- 116  
 \$201K - \$300K ----- 151  
 \$301K - \$500K ----- 126  
 \$501K - \$750K ----- 213  
 \$751K+ ----- 238

0 - \$100K ----- 37  
 \$101K - \$150K ----- 70  
 \$151K - \$200K ----- 123  
 \$201K - \$300K ----- 152  
 \$301K - \$500K ----- 180  
 \$501K - \$750K ----- 1  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 95.8%  
 \$101K - \$150K ----- 97.8%  
 \$151K - \$200K ----- 98.6%  
 \$201K - \$300K ----- 96.6%  
 \$301K - \$500K ----- 96.8%  
 \$501K - \$750K ----- 98.8%  
 \$751K+ ----- 86.5%

0 - \$100K ----- 90.5%  
 \$101K - \$150K ----- 99.2%  
 \$151K - \$200K ----- 97.6%  
 \$201K - \$300K ----- 96.0%  
 \$301K - \$500K ----- 92.4%  
 \$501K - \$750K ----- 119.0%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 3.9%  
 \$101K - \$150K ----- 22.7%  
 \$151K - \$200K ----- 29.8%  
 \$201K - \$300K ----- 26.5%  
 \$301K - \$500K ----- 15.5%  
 \$501K - \$750K ----- 1.1%  
 \$751K+ ----- 0.6%

0 - \$100K ----- 6.9%  
 \$101K - \$150K ----- 36.2%  
 \$151K - \$200K ----- 26.7%  
 \$201K - \$300K ----- 20.7%  
 \$301K - \$500K ----- 8.6%  
 \$501K - \$750K ----- 0.9%  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTRUIS\*\*\*



**MURPHY RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 6,720,994  
 NUMBER OF SALES - 22  
 AVERAGE PRICE --- \$ 305,499

SOLD VOLUME ----- \$ 3,524,979  
 NUMBER OF SALES - 16  
 AVERAGE PRICE --- \$ 220,311

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 131  
 \$201K - \$300K ----- 121  
 \$301K - \$500K ----- 189  
 \$501K - \$750K ----- 382  
 \$751K+ ----- NONE

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 16  
 \$151K - \$200K ----- 167  
 \$201K - \$300K ----- 53  
 \$301K - \$500K ----- 62  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 97.1%  
 \$201K - \$300K ----- 94.8%  
 \$301K - \$500K ----- 96.5%  
 \$501K - \$750K ----- 85.8%  
 \$751K+ ----- NONE

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 100.0%  
 \$151K - \$200K ----- 97.5%  
 \$201K - \$300K ----- 94.8%  
 \$301K - \$500K ----- 100.1%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 9.1%  
 \$201K - \$300K ----- 45.5%  
 \$301K - \$500K ----- 40.9%  
 \$501K - \$750K ----- 4.5%  
 \$751K+ ----- NONE

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 12.5%  
 \$151K - \$200K ----- 31.3%  
 \$201K - \$300K ----- 50.0%  
 \$301K - \$500K ----- 6.3%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE



**PLANO RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 60,461,852  
 NUMBER OF SALES - 251  
 AVERAGE PRICE --- \$ 240,883

SOLD VOLUME ----- \$ 37,824,048  
 NUMBER OF SALES - 135  
 AVERAGE PRICE --- \$ 280,178

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 90  
 \$101K - \$150K ----- 102  
 \$151K - \$200K ----- 93  
 \$201K - \$300K ----- 98  
 \$301K - \$500K ----- 101  
 \$501K - \$750K ----- 35  
 \$751K+ ----- 103

0 - \$100K ----- 43  
 \$101K - \$150K ----- 76  
 \$151K - \$200K ----- 62  
 \$201K - \$300K ----- 68  
 \$301K - \$500K ----- 82  
 \$501K - \$750K ----- 90  
 \$751K+ ----- 221

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 90.9%  
 \$101K - \$150K ----- 98.7%  
 \$151K - \$200K ----- 96.9%  
 \$201K - \$300K ----- 97.0%  
 \$301K - \$500K ----- 96.6%  
 \$501K - \$750K ----- 97.1%  
 \$751K+ ----- 96.8%

0 - \$100K ----- 100.5%  
 \$101K - \$150K ----- 96.8%  
 \$151K - \$200K ----- 97.7%  
 \$201K - \$300K ----- 97.5%  
 \$301K - \$500K ----- 96.5%  
 \$501K - \$750K ----- 97.2%  
 \$751K+ ----- 96.1%

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 6.0%  
 \$101K - \$150K ----- 21.1%  
 \$151K - \$200K ----- 25.9%  
 \$201K - \$300K ----- 24.7%  
 \$301K - \$500K ----- 16.7%  
 \$501K - \$750K ----- 3.6%  
 \$751K+ ----- 2.0%

0 - \$100K ----- 3.7%  
 \$101K - \$150K ----- 16.3%  
 \$151K - \$200K ----- 24.4%  
 \$201K - \$300K ----- 28.1%  
 \$301K - \$500K ----- 18.5%  
 \$501K - \$750K ----- 4.4%  
 \$751K+ ----- 4.4%

\*\*\*ALL INFORMATION OBTAINED FROM NTRDIS\*\*\*



**RICHARDSON RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 11,654,250  
 NUMBER OF SALES - 62  
 AVERAGE PRICE --- \$ 187,971

SOLD VOLUME ----- \$ 8,561,750  
 NUMBER OF SALES - 42  
 AVERAGE PRICE --- \$ 203,851

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 132  
 \$101K - \$150K ----- 87  
 \$151K - \$200K ----- 90  
 \$201K - \$300K ----- 54  
 \$301K - \$500K ----- 111  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 52  
 \$101K - \$150K ----- 85  
 \$151K - \$200K ----- 107  
 \$201K - \$300K ----- 78  
 \$301K - \$500K ----- 69  
 \$501K - \$750K ----- 587  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 95.0%  
 \$101K - \$150K ----- 97.8%  
 \$151K - \$200K ----- 97.9%  
 \$201K - \$300K ----- 97.5%  
 \$301K - \$500K ----- 95.6%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 100.0%  
 \$101K - \$150K ----- 99.0%  
 \$151K - \$200K ----- 96.5%  
 \$201K - \$300K ----- 97.8%  
 \$301K - \$500K ----- 92.2%  
 \$501K - \$750K ----- 90.8%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 12.9%  
 \$101K - \$150K ----- 25.8%  
 \$151K - \$200K ----- 24.2%  
 \$201K - \$300K ----- 24.2%  
 \$301K - \$500K ----- 12.9%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 4.8%  
 \$101K - \$150K ----- 28.6%  
 \$151K - \$200K ----- 31.0%  
 \$201K - \$300K ----- 21.4%  
 \$301K - \$500K ----- 11.9%  
 \$501K - \$750K ----- 2.4%  
 \$751K+ ----- NONE



**ROCKWALL RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$10,818,606  
 NUMBER OF SALES - 41  
 AVERAGE PRICE --- \$ 263,868

SOLD VOLUME ----- \$5,212,900  
 NUMBER OF SALES - 25  
 AVERAGE PRICE --- \$ 208,516

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 128  
 \$101K - \$150K ----- 110  
 \$151K - \$200K ----- 111  
 \$201K - \$300K ----- 77  
 \$301K - \$500K ----- 172  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- 66

0 - \$100K ----- 467  
 \$101K - \$150K ----- 92  
 \$151K - \$200K ----- 160  
 \$201K - \$300K ----- 223  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- 91  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 103.0%  
 \$101K - \$150K ----- 99.0%  
 \$151K - \$200K ----- 97.1%  
 \$201K - \$300K ----- 95.2%  
 \$301K - \$500K ----- 98.9%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- 100.0%

0 - \$100K ----- 100.1%  
 \$101K - \$150K ----- 93.8%  
 \$151K - \$200K ----- 95.6%  
 \$201K - \$300K ----- 97.1%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- 95.6%  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 2.4%  
 \$101K - \$150K ----- 14.6%  
 \$151K - \$200K ----- 36.6%  
 \$201K - \$300K ----- 31.7%  
 \$301K - \$500K ----- 9.8%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- 4.9%

0 - \$100K ----- 4.0%  
 \$101K - \$150K ----- 28.0%  
 \$151K - \$200K ----- 20.0%  
 \$201K - \$300K ----- 44.0%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- 4.0%  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**ROWLETT RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 10,290,423  
 NUMBER OF SALES - 68  
 AVERAGE PRICE --- \$ 151,329

SOLD VOLUME ----- \$ 4,498,206  
 NUMBER OF SALES - 34  
 AVERAGE PRICE --- \$ 132,300

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 66  
 \$101K - \$150K ----- 113  
 \$151K - \$200K ----- 163  
 \$201K - \$300K ----- 111  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 66  
 \$101K - \$150K ----- 83  
 \$151K - \$200K ----- 98  
 \$201K - \$300K ----- 86  
 \$301K - \$500K ----- 151  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 92.2%  
 \$101K - \$150K ----- 98.6%  
 \$151K - \$200K ----- 98.6%  
 \$201K - \$300K ----- 95.2%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 90.6%  
 \$101K - \$150K ----- 97.5%  
 \$151K - \$200K ----- 96.6%  
 \$201K - \$300K ----- 97.7%  
 \$301K - \$500K ----- 95.9%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 11.8%  
 \$101K - \$150K ----- 47.1%  
 \$151K - \$200K ----- 22.1%  
 \$201K - \$300K ----- 19.1%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 23.5%  
 \$101K - \$150K ----- 55.9%  
 \$151K - \$200K ----- 11.8%  
 \$201K - \$300K ----- 5.9%  
 \$301K - \$500K ----- 2.9%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE



**SACHSE RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 4,042,420  
 NUMBER OF SALES - 22  
 AVERAGE PRICE --- \$ 183,746

SOLD VOLUME ----- \$ 2,841,468  
 NUMBER OF SALES - 17  
 AVERAGE PRICE --- \$ 167,145

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 108  
 \$151K - \$200K ----- 102  
 \$201K - \$300K ----- 59  
 \$301K - \$500K ----- 116  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 97  
 \$101K - \$150K ----- 53  
 \$151K - \$200K ----- 66  
 \$201K - \$300K ----- 96  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 97.4%  
 \$151K - \$200K ----- 97.8%  
 \$201K - \$300K ----- 98.5%  
 \$301K - \$500K ----- 100.0%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 86.7%  
 \$101K - \$150K ----- 93.9%  
 \$151K - \$200K ----- 95.0%  
 \$201K - \$300K ----- 95.4%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- 22.7%  
 \$151K - \$200K ----- 54.5%  
 \$201K - \$300K ----- 18.2%  
 \$301K - \$500K ----- 4.5%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 11.8%  
 \$101K - \$150K ----- 23.5%  
 \$151K - \$200K ----- 29.4%  
 \$201K - \$300K ----- 35.3%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE



**SOUTHLAKE RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 23,052,596  
 NUMBER OF SALES - 32  
 AVERAGE PRICE --- \$ 720,393

SOLD VOLUME ----- \$6,203,800  
 NUMBER OF SALES - 12  
 AVERAGE PRICE --- \$ 516,983

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- 61  
 \$501K - \$750K ----- 140  
 \$751K+ ----- 89

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 147  
 \$201K - \$300K ----- 4  
 \$301K - \$500K ----- 36  
 \$501K - \$750K ----- 102  
 \$751K+ ----- 190

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- 97.2%  
 \$501K - \$750K ----- 94.8%  
 \$751K+ ----- 97.8%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 96.2%  
 \$201K - \$300K ----- 100.0%  
 \$301K - \$500K ----- 96.9%  
 \$501K - \$750K ----- 94.2%  
 \$751K+ ----- 93.9%

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- 43.8%  
 \$501K - \$750K ----- 28.1%  
 \$751K+ ----- 28.1%

0 - \$100K ----- NONE  
 \$101K - \$150K ----- NONE  
 \$151K - \$200K ----- 8.3%  
 \$201K - \$300K ----- 8.3%  
 \$301K - \$500K ----- 50.0%  
 \$501K - \$750K ----- 16.7%  
 \$751K+ ----- 16.7%

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**SOUTH OAK CLIFF RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 3,160,760  
 NUMBER OF SALES - 48  
 AVERAGE PRICE --- \$ 65,849

SOLD VOLUME ----- \$ 1,656,127  
 NUMBER OF SALES - 26  
 AVERAGE PRICE --- \$ 63,697

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 111  
 \$101K - \$150K ----- 195  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 130  
 \$101K - \$150K ----- 120  
 \$151K - \$200K ----- 86  
 \$201K - \$300K ----- 33  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 94.7%  
 \$101K - \$150K ----- 98.1%  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 90.0%  
 \$101K - \$150K ----- 99.8%  
 \$151K - \$200K ----- 96.9%  
 \$201K - \$300K ----- 105.2%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 87.5%  
 \$101K - \$150K ----- 12.5%  
 \$151K - \$200K ----- NONE  
 \$201K - \$300K ----- NONE  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 84.6%  
 \$101K - \$150K ----- 7.7%  
 \$151K - \$200K ----- 3.8%  
 \$201K - \$300K ----- 3.8%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

\*\*\*ALL INFORMATION OBTAINED FROM NTREIS\*\*\*



**UNIVERSITY PARK RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 17,310,000  
 NUMBER OF SALES - 14  
 AVERAGE PRICE --- \$ 1,236,428

SOLD VOLUME ----- \$ 10,156,500  
 NUMBER OF SALES - 10  
 AVERAGE PRICE --- \$ 1,015,650

**AVERAGE DAYS ON THE MARKET**

0 - \$500K ----- 156  
 \$501K - \$1MIL ----- 122  
 \$1MIL - \$2MIL ----- 170  
 \$2MIL - \$3MIL ----- 206  
 \$3MIL - \$4MIL ----- 148  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

0 - \$500K ----- NONE  
 \$501K - \$1MIL ----- 84  
 \$1MIL - \$2MIL ----- 191  
 \$2MIL - \$3MIL ----- NONE  
 \$3MIL - \$4MIL ----- NONE  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$500K ----- 97.8%  
 \$501K - \$1MIL ----- 96.4%  
 \$1MIL - \$2MIL ----- 98.7%  
 \$2MIL - \$3MIL ----- 94.1%  
 \$3MIL - \$4MIL ----- 100.0%  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

0 - \$500K ----- NONE  
 \$501K - \$1MIL ----- 94.2%  
 \$1MIL - \$2MIL ----- 97.1%  
 \$2MIL - \$3MIL ----- NONE  
 \$3MIL - \$4MIL ----- NONE  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$500K ----- 21.4%  
 \$501K - \$1MIL ----- 35.7%  
 \$1MIL - \$2MIL ----- 28.6%  
 \$2MIL - \$3MIL ----- 7.1%  
 \$3MIL - \$4MIL ----- 7.1%  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE

0 - \$500K ----- NONE  
 \$501K - \$1MIL ----- 70.0%  
 \$1MIL - \$2MIL ----- 30.0%  
 \$2MIL - \$3MIL ----- NONE  
 \$3MIL - \$4MIL ----- NONE  
 \$4MIL - \$5MIL ----- NONE  
 \$5MIL+ ----- NONE



**WYLIE RESIDENTIAL, SINGLE FAMILY  
SALES CLOSED FEBRUARY 2009**

**FEBRUARY 2008**

**FEBRUARY 2009**

**TOTALS**

SOLD VOLUME ----- \$ 9,098,416  
 NUMBER OF SALES - 58  
 AVERAGE PRICE --- \$ 156,869

SOLD VOLUME ----- \$4,092,526  
 NUMBER OF SALES - 29  
 AVERAGE PRICE --- \$ 141,121

**AVERAGE DAYS ON THE MARKET**

0 - \$100K ----- 24  
 \$101K - \$150K ----- 123  
 \$151K - \$200K ----- 114  
 \$201K - \$300K ----- 150  
 \$301K - \$500K ----- 187  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 56  
 \$101K - \$150K ----- 97  
 \$151K - \$200K ----- 114  
 \$201K - \$300K ----- 101  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**SALE PRICE AS PERCENT OF LIST PRICE**

0 - \$100K ----- 95.3%  
 \$101K - \$150K ----- 98.8%  
 \$151K - \$200K ----- 96.7%  
 \$201K - \$300K ----- 91.4%  
 \$301K - \$500K ----- 100.0%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 85.7%  
 \$101K - \$150K ----- 97.7%  
 \$151K - \$200K ----- 100.3%  
 \$201K - \$300K ----- 97.0%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

**PERCENT OF SALES BY PRICE RANGE**

0 - \$100K ----- 6.9%  
 \$101K - \$150K ----- 43.1%  
 \$151K - \$200K ----- 39.7%  
 \$201K - \$300K ----- 8.6%  
 \$301K - \$500K ----- 1.7%  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE

0 - \$100K ----- 13.8%  
 \$101K - \$150K ----- 58.6%  
 \$151K - \$200K ----- 13.8%  
 \$201K - \$300K ----- 13.8%  
 \$301K - \$500K ----- NONE  
 \$501K - \$750K ----- NONE  
 \$751K+ ----- NONE