

PLEASE
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**2008 Quarter 2 Sales Information
MLS Data**

Please keep in mind that these are averages

	<u>Number of Transactions</u>	<u>% change vs Q2 2007</u>	<u>Average Square Feet</u>	<u>Average Sales Price</u>	<u>% change vs Q2 2007</u>	<u>Average Price Per Square Foot</u>	<u>% change vs Q2 2007</u>	<u>Average Days On Market</u>	<u>% change vs Q2 2007</u>	<u>Average SP% of LP</u>	<u>Low</u>	<u>High</u>
HPISD												
Under \$1,000,000	37	-72%	2562	\$751,437	-3%	\$293	3%	66	11%	97	\$438,000	\$979,000
\$1 to \$3 Million	81	-3%	4495	\$1,625,911	1%	\$348	n/c	121	41%	96	\$1,025,000	\$2,995,000
Over \$3,000,000	11	n/c	8331	\$5,237,529	-8%	\$629	-28%	254	n/c	98	\$3,078,821	\$10,850,000
Preston Hollow (NWH-LBJ, Midway-75)												
Under \$1,000,000	111	-38%	3040	\$528,870	-6%	\$169	-6%	87	13%	97	\$250,000	\$995,000
\$1 to \$3 Million	44	-23%	5536	\$1,488,352	-13%	\$269	-5%	171	-26%	96	\$1,000,000	\$2,895,000
Over \$3,000,000*	4	-25%	8124	\$3,906,000	-25%	\$480	-11%	114	-343%	99	\$3,295,000	\$4,579,000
Devonshire / Bluffview / Little Bluffview												
Under \$1,000,000	36	-8%	2379	\$563,712	-4%	\$237	2%	115	-5%	98	\$284,800	\$998,289
Over \$1,000,000*	5	-50%	4649	\$1,386,700	-60%	\$298	-46%	246	14%	95	\$1,060,000	\$1,900,000
West HP / Greenway Parks												
Under \$750,000	10	-70%	2611	\$519,500	-10%	\$199	-26%	150	25%	95	\$357,000	\$663,500
Over \$750,000*	6	-16%	3193	\$1,047,583	2%	\$328	13%	44	-140%	96	\$775,000	\$1,715,000
Lakewood												
Under \$750,000	44	-63%	2136	\$399,952	1%	\$187	1%	78	7%	97	\$250,250	\$750,000
Over \$750,000	14	36%	3975	\$1,011,993	-6%	\$255	-5%	92	12%	96	\$757,000	\$1,500,000

*The few transactions this quarter diminish the statistical data relevance of this price point - although factual

Contact me for any of your buying, selling, or leasing needs. Also, I am never too busy for any of your referrals.

More market data and free home valuation available at www.myhomedallas.com. Contact me with any questions.

If your property is presently being offered for sale, this is not a solicitation of the listing.



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