

The CCAR Pulse

Where Our Members Live and Work



Richardson

November

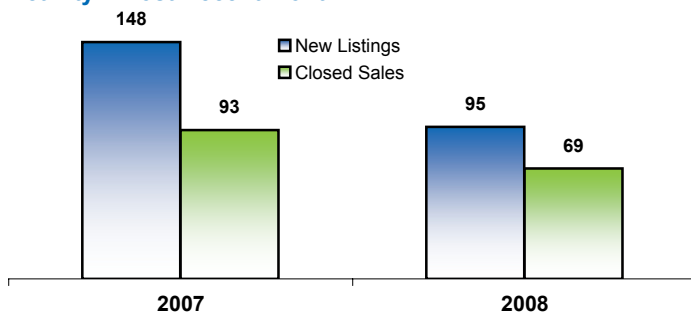
Year to Date

Dallas and Collin Counties, TX

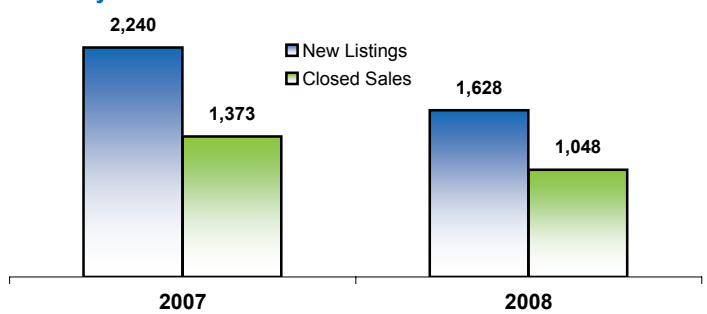
	2007	2008	Change	2007	2008	Change
New Listings	148	95	- 35.8%	2,240	1,628	- 27.3%
Closed Sales* (reported)	93	69	- 25.8%	1,373	1,048	- 23.7%
Closed Sales* (projected)	93	78	- 16.6%	1,373	1,057	- 23.0%
Average Sales Price**	\$164,356	\$177,740	+ 8.1%	\$165,835	\$166,693	+ 0.5%
Median Sales Price**	\$149,000	\$167,250	+ 12.2%	\$155,000	\$156,000	+ 0.6%
Percent of Original List Price Received at Sale**	92.1%	94.0%	+ 2.1%	95.3%	94.6%	- 0.7%
Average Days on Market Until Sale	86	69	- 19.5%	78	79	+ 1.3%
Single-Family Detached Inventory	434	275	- 36.6%	--	--	--
Townhouse-Condo Inventory	78	58	- 25.6%	--	--	--

*Due to the typical delays in recording sales, reported unit activity will appear artificially low for the most recent month. Our **projected** unit activity assumes that only 89% of all sales are reported in in time for this report. **Year-to-Date** figures are now updated each month in the interest of accuracy. **Does not include seller's concessions.

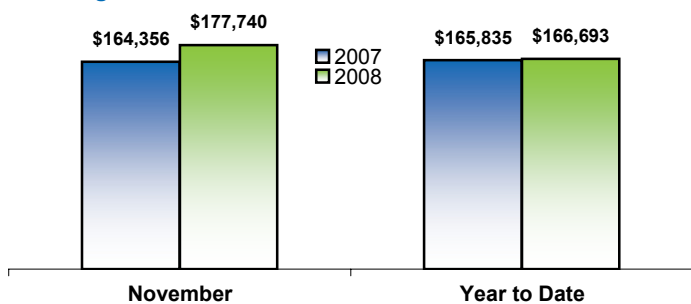
Activity—Most Recent Month



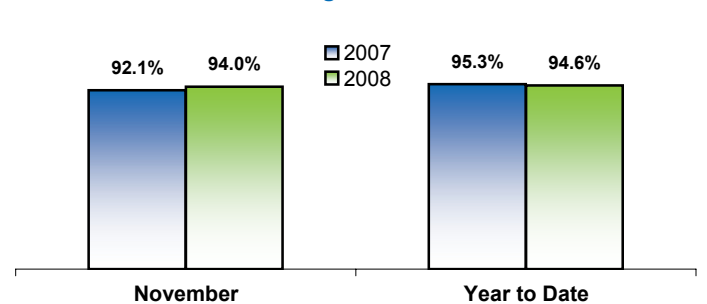
Activity—Year to Date



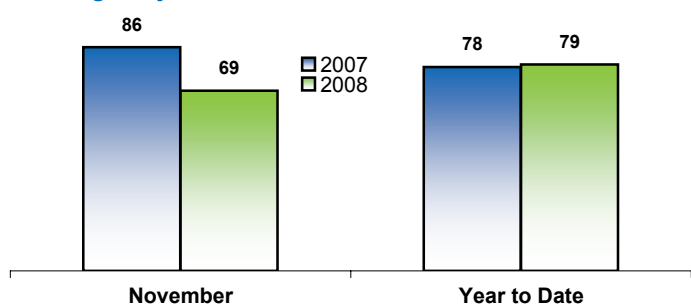
Average Sales Price



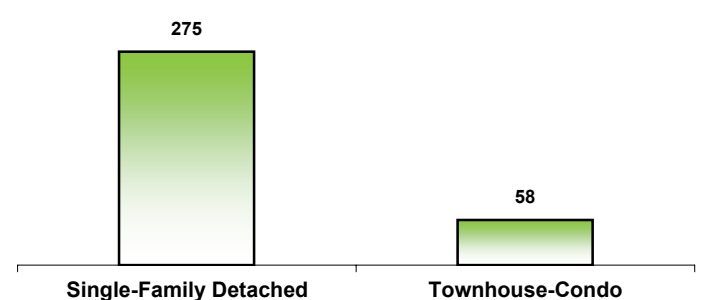
Ratio of Sales Price to Original List Price



Average Days on Market Until Sale



Current Inventory



Some of the figures referenced in this report are for only one month worth of activity. As such, they can sometimes look extreme due to the small sample size involved.