

RENE'S REAL ESTATE REPORT

COMPARATIVE MARKET ANALYSIS FOR MAY 2010

ADDRESS	BED/ BATHS	GARAGE/ CARPORT	SQUARE FEET	ORIGINAL PRICE	CURRENT PRICE/ SOLD PRICE
ACTIVE / OPTION CONTRACT					
8819 Liptonshire Drive	3 / 2	1	1,269	\$179,000	\$142,900
8629 San Souci Drive	3 / 2	2	1,902	\$214,900	\$214,900
8871 Liptonshire Drive	3 / 2	2	1,511	\$219,000	\$209,000
10204 McCree Road	3 / 2	2	1,446	\$184,900	\$184,900
8828 Larchwood Drive	3 / 2	2	1,590	\$252,900	\$252,900
10523 McCree Road	3 / 2	2	1,729	\$229,900	\$219,900
9042 Lydgate	3 / 2	1	1,269	\$219,900	\$219,900
10234 Linkwood Drive	4 / 3.1	2	3,524	\$539,000	\$499,000
10209 Lynford Drive	3 / 2	1	1,426	\$194,500	\$194,500
10123 Linkwood Drive	3 / 2	2	1,624	\$249,000	\$239,000
8505 Lockhaven Drive	3 / 2	2	1,426	\$130,000	\$130,000
8855 Larchwood Drive	3 / 2	2	1,598	\$224,000	\$219,500
10630 Le Mans Drive	3 / 2	2	1,909	\$219,900	\$219,900
10538 Le Mans Drive	3 / 2	2	1,629	\$250,000	\$250,000
8831 Larchwood Drive	3 / 2	2	1,590	\$259,900	\$259,900
10528 Le Mans Drive	3 / 2	2	1,482	\$174,900	\$174,900
SOLD					
10559 Le Mans Drive	3 / 2	2	1,608	\$180,000	> \$180,000
10229 Lynford Drive	3 / 1	2	1,213	\$189,000	> \$190,000
9018 Liptonshire Drive	3 / 1.1	0	1,680	\$216,900	> \$217,000
8638 Lockhaven Drive	2 / 2	2	1,503	\$219,900	> \$219,000

This report covers the L Streets Neighborhood Association (Crime Watch #1089) which is bordered by McCree Road, Plano Road, Ferndale Drive and Northwest Highway.

DFW PRE-OWNED HOME SALES ON THE RISE!

May was the third month in a row of double-digit annual gains for the North Texas area. Existing home sales rose eighteen percent, according to data from the Real Estate Center at Texas A&M University and the North Texas Real Estate Information System. The figures indicate that nearly 7,200 pre-owned homes were sold in the month of April. Although pending home sales are down 23 percent, the number of homes sold in the first five months of 2010 is up 12 percent compared with the same period last year. The market will continue to see a good number of tax credit sales closing in June. This impact will likely be less than the previous two months. The Dallas Metroplex continues to thrive and we continue to see a great deal of residential home purchases. Sales prices are also up by an average of two percent year-to-date. So if you are thinking of buying or selling please consider me, your TRUSTED RESULTS REALTOR, for your next transaction.



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