

JOB GROWTH ¹	Area New Jobs		Mo of	6 Mo	12 Mo
	Estimate		8/06	End 8/06	End 8/06
	Dallas/Plano/Irving		6,400	29,700	52,400
	Fort Worth/Arlington		1,700	4,900	16,600
			8,100	34,600	69,000
INTEREST RATES ²	Rates		10/19/2006	Yr. Ago	
	10 Year Treasury			4.77%	4.44%
	11th District COFI			4.28%	2.87%
	1 Mo. LIBOR			5.32%	4.03%
	FNMA, Freddie Mac & CMBS lenders' rates are fixed at approx 1.0-1.5% over the 10 year treasury. Other lenders' rates are adjustable at approx 3% over COFI or LIBOR.				
SUPPLY/ DEMAND ³	Units Added/ Absorbed		6 Mo	12 Mo	24 Mo
			End 10/06	End 10/06	End 10/06
	Dallas County				
	Added		2,982	5,015	14,367
	Absorbed		2,644	3,542	17,838
	Tarrant County				
	Added		2,333	4,163	8,416
	Absorbed		1,432	1,821	8,844
OCCUPANCY RATES ³	Dallas County		10/06	12 Mo Ago	24 Mo Ago
	1990's or Newer		91%	93%	90%
	1980's		90%	91%	89%
	1970's or Older		89%	88%	86%
	Tarrant County				
	1990's or Newer		90%	92%	89%
	1980's		90%	91%	89%
	1970's or Older		86%	87%	85%
RENTAL RATES ³	Dallas County		10/06	12 Mo Ago	24 Mo Ago
	1990's or Newer		\$1,055	\$1,035	\$1,027
	1980's		\$628	\$616	\$625
	1970's or Older		\$629	\$619	\$627
	Tarrant County				
	1990's or Newer		\$891	\$864	\$874
	1980's		\$599	\$587	\$596
	1970's or Older		\$570	\$557	\$563
HOME OWNERSHIP ⁴	Homebuilder	Mo P/I	¹ Tx Workforce Commission - average calendar yr. change (combined MSA's): '98 115,700; '99 95,300; '00 100,500; '01 11,800; '02 (69,900); '03 (39,500) ² Banxquote.com '04 30,400; '05 66,300 ³ ALNsys.com - Rental rates are before any concessions. Approx. 25% of 70's or older are all bills paid. ⁴ From corporate office of builder.		
	Price/Size	Tax/Ins			
	Choice Homes				
	\$79,950 3-2-1	\$729			
	Fox & Jacobs				
	\$90,990 3-2-2	\$817			

Information obtained from sources deemed reliable, but not guaranteed.

The Cantrell Company specializes in the brokerage of multi-family properties. Please contact the apartment specialists below for exclusive representation for the sale of your apartment property or for your next purchase.

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