

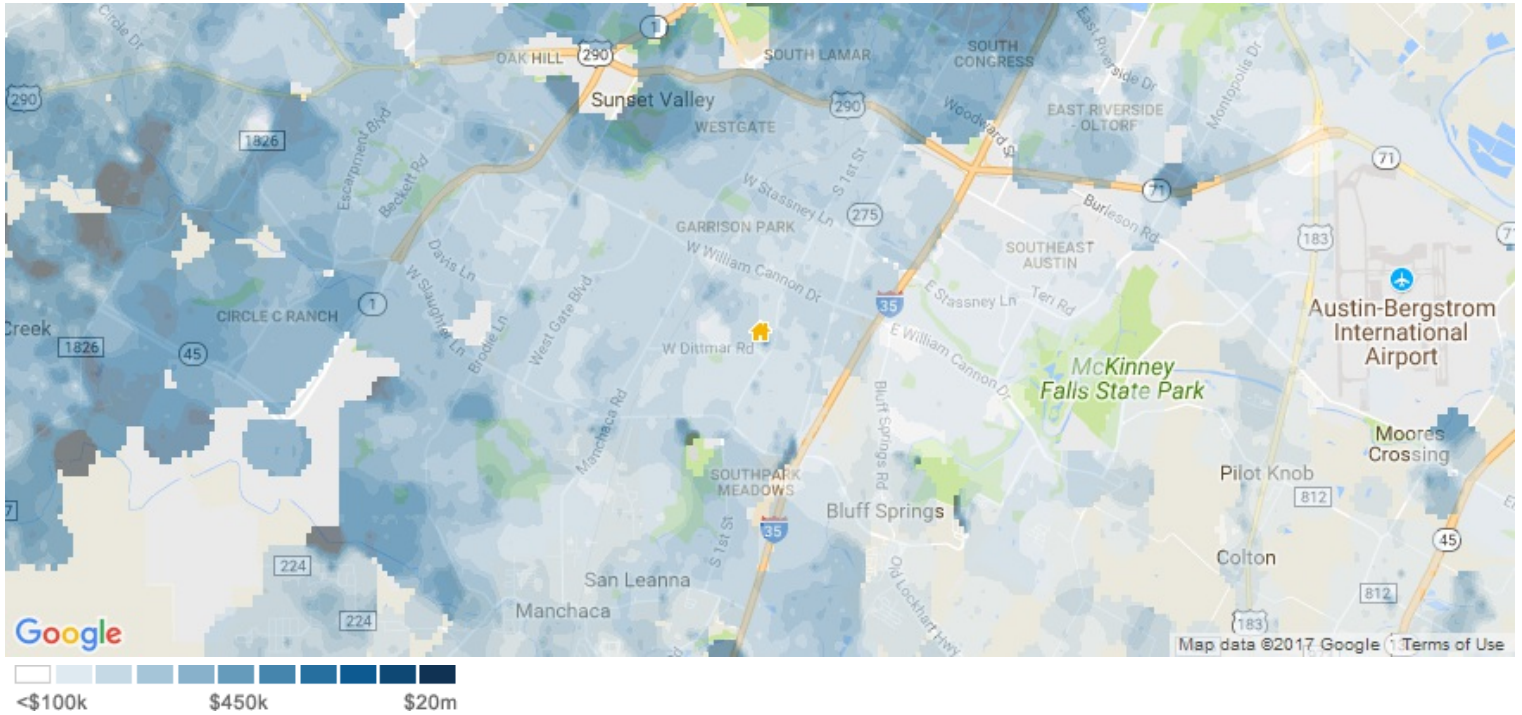


PROPERTY REPORT FOR:
Cooper Ln Acres, Austin, Texas 78745

GRAY ADKINS
Realtor®, GRI
512.762.8187
gray@homecity.com

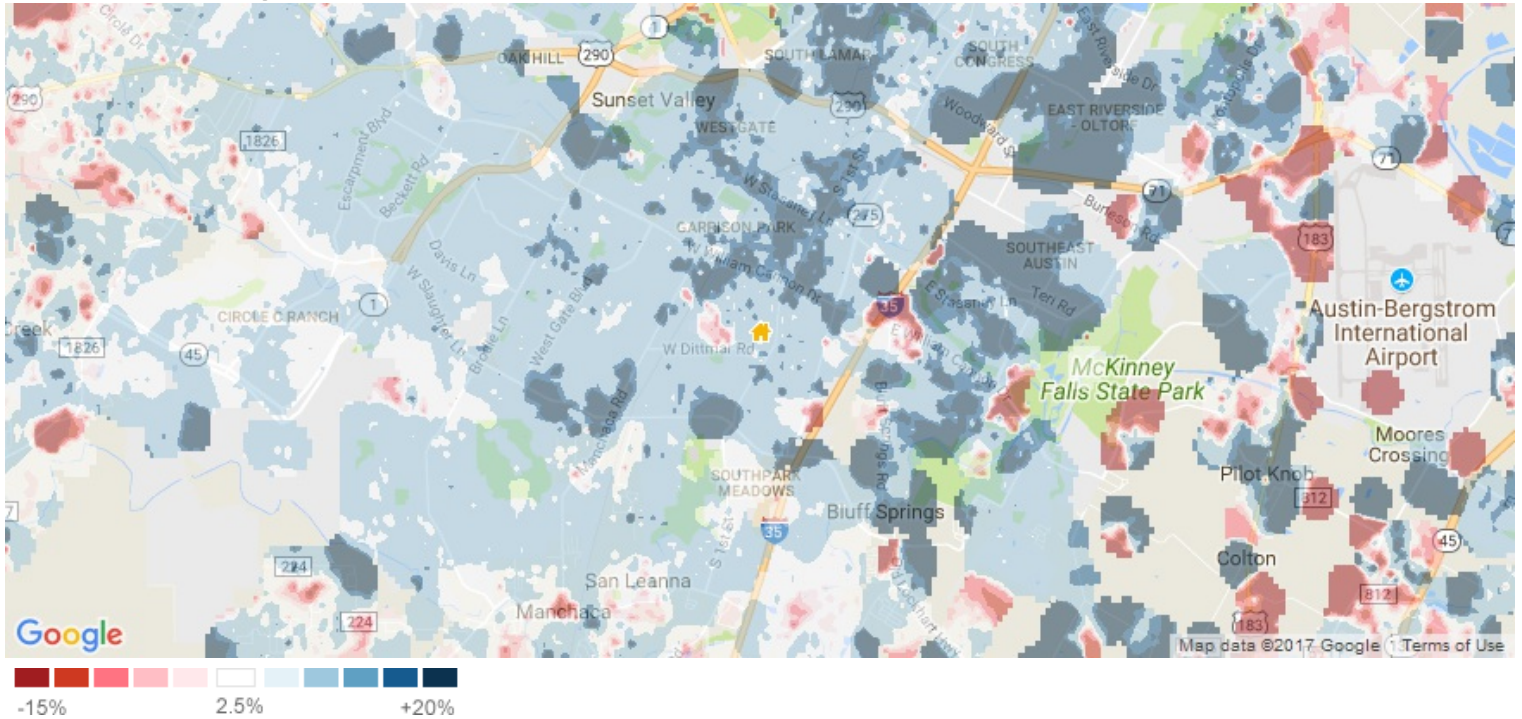
This Is A Broker Price Opinion Or Comparative Market Analysis And Should Not Be Considered An Appraisal Or Opinion Of Value. In Making Any Decision That Relies Upon My Work, You Should Know That I Have Not Followed The Guidelines For Development Of An Appraisal Or Analysis Contained In The Uniform Standards Of Professional Appraisal Practice Of The Appraisal Foundation.

Estimated Home Values



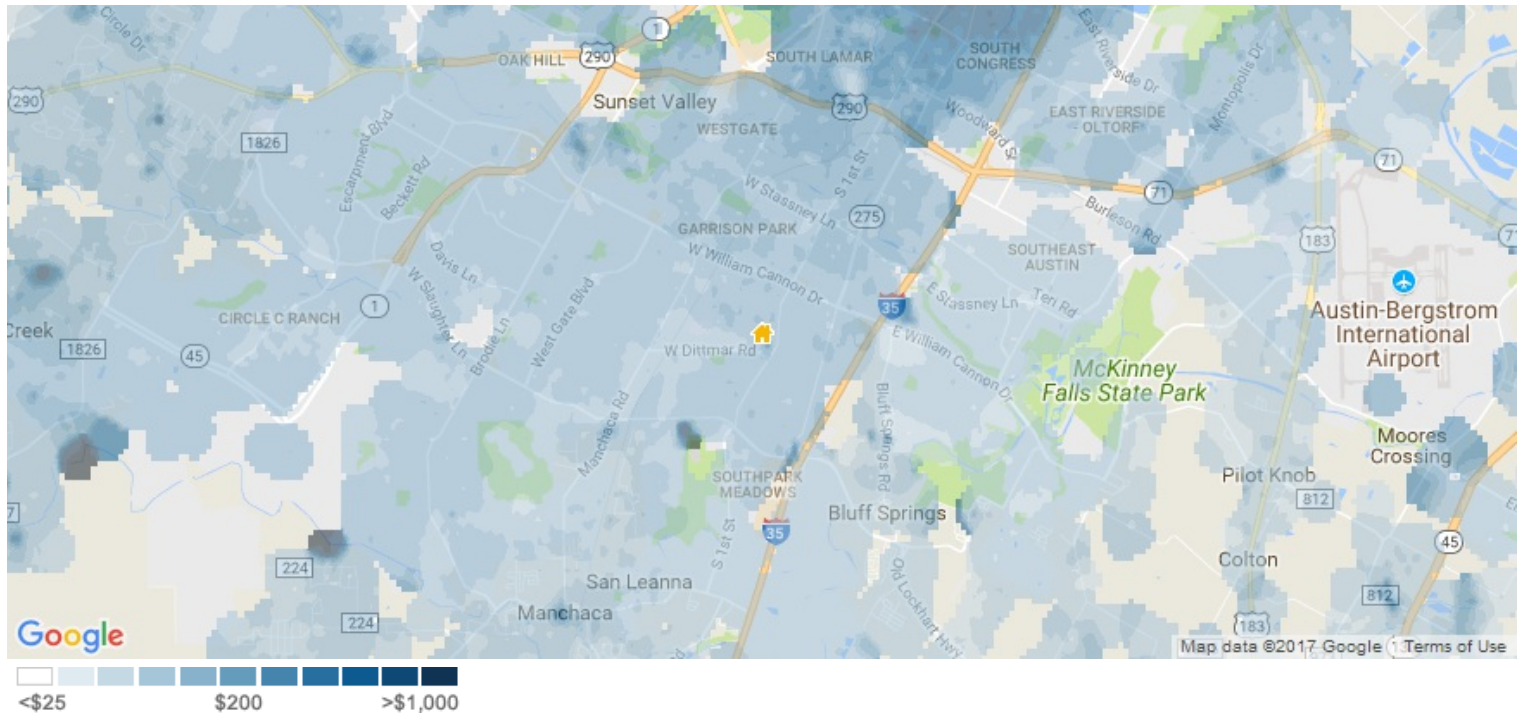
This map layer shows the average estimated home values, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

12-Month Change in Estimated Value



This map layer shows the change in estimated home values over the past 12 months, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

Estimated Value per Square Foot

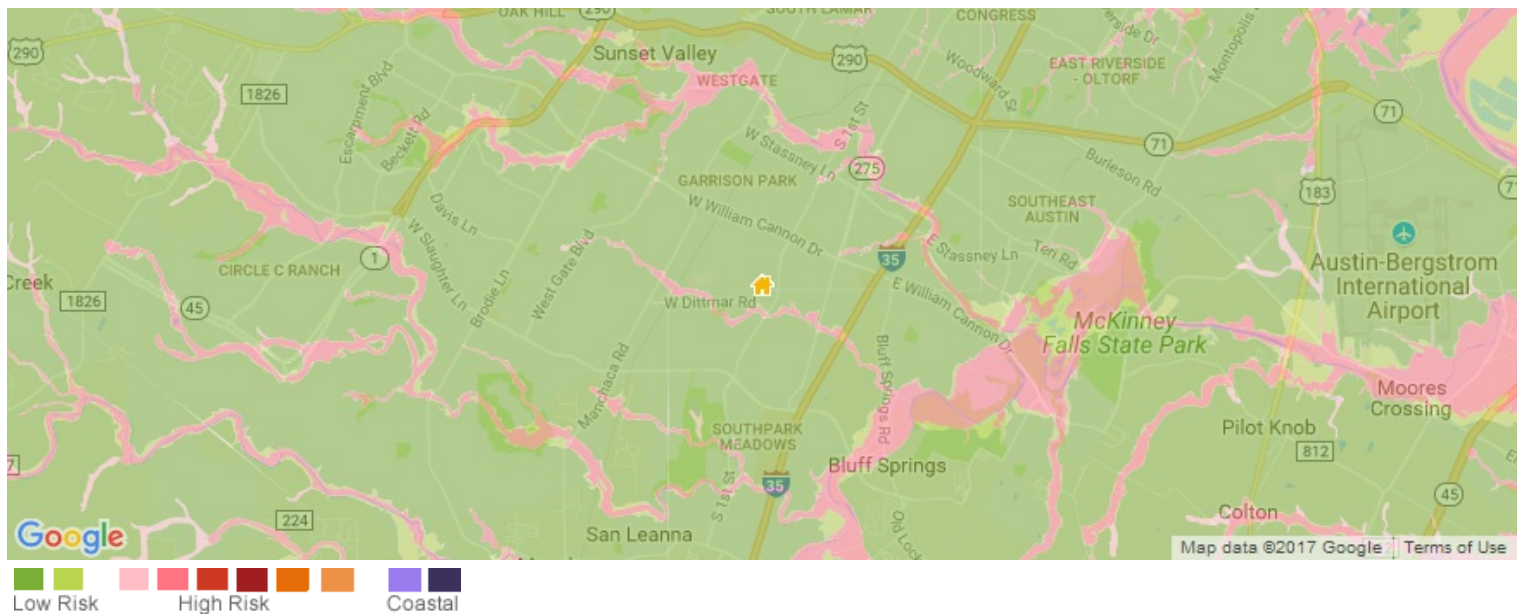


This map layer shows average estimated value per square foot of homes, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

Flood Zone

This property is in Flood Zone: X (unshaded), Low Risk

Area of moderate flood hazard, usually the area between the limits of the 100-year and 500-year floods. B Zones are also used to designate base floodplains of lesser hazards, such as areas protected by levees from 100-year flood, or shallow flooding areas with average depths of less than one foot or drainage areas less than 1 square mile.



This map layer shows an area's flood zone designation as determined by the Federal Emergency Management Agency (FEMA). A high-risk area has a 1 percent or greater annual chance of flooding and a 26 percent chance of flooding over the life of a 30-year mortgage. High-risk areas are red or orange. The coast areas, shown in purple, are also considered high risk. Green areas are low to moderate risk. A moderate-risk area is between risk limits of a 100-year and 500-year flood. White areas are undetermined, and all other areas are considered no or low risk. For more details on the categories of flood risk, see <http://support.narrpr.com/entries/319901-what-is-the-flood-zone-heat-map>. Source(s): FEMA; updated Annually.

Neighborhood: Housing Stats and Charts

	78745	Austin	Travis County	Texas	USA
Median Estimated Home Value	\$272K	\$326K	\$302K	\$207K	\$232K
Estimated Home Value 12-Month Change	+4.7%	+2.9%	+3.3%	+5.7%	–
Median List Price	\$315K	\$438K	\$400K	\$265K	\$109K
List Price 1-Month Change	+3.3%	-0.5%	-2.3%	+1.9%	+5.9%
List Price 12-Month Change	+8.6%	+3%	+0.1%	+6.4%	+10.1%
Median Home Age	39	32	30	34	45
Own	47%	45%	52%	62%	64%
Rent	53%	55%	48%	38%	36%
\$ Value of All Buildings for which Permits Were Issued	–	–	\$663M	\$13.7B	\$102B
% Change in Permits for All Buildings	–	–	-13%	0%	+2%
% Change in \$ Value for All Buildings	–	–	-8%	+10%	+7%

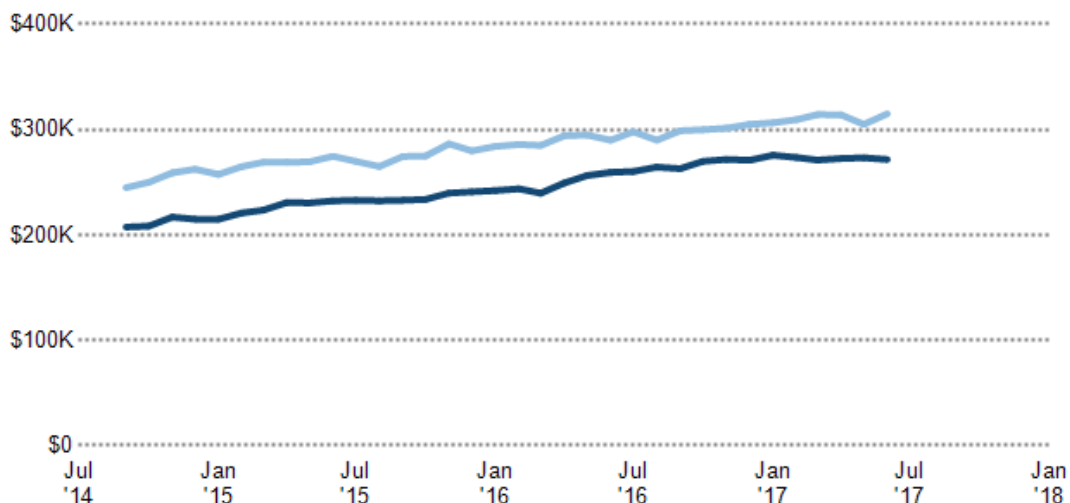
Median Estimated Home Value vs. Median Listing Price

This chart compares a ZIP code's median estimated home value with its median listing price. Estimated home values are generated by a valuation model and are not formal appraisals.

Data Source: Public records data; listing price data from on- and off-market listings sources

Update Frequency: Monthly

- Median Estimated Value
- Median List Price



Median Sales Price vs. Sales Volume

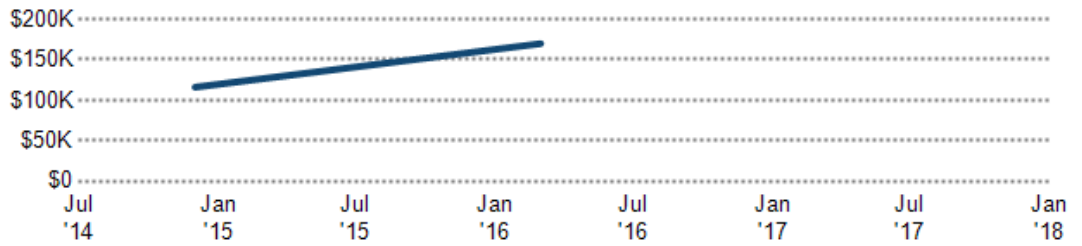
This chart compares the price trend and sales volume for homes in an area. Home prices typically follow sales volume, with a time lag, since sales activity is the driver behind price movements.

Data Source: Public records data

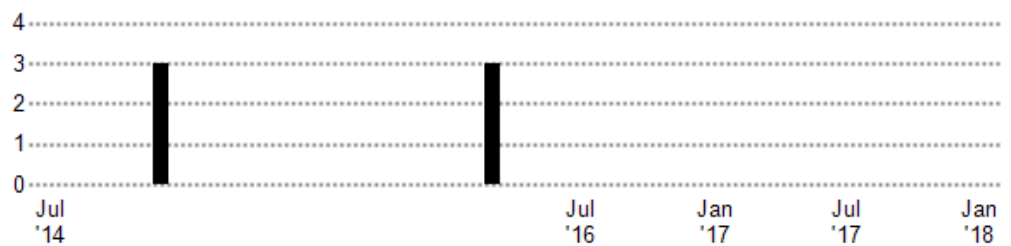
Update Frequency: Monthly

- Median Sales Price
- Sales Volume

Median Sales Price



Sales Volume



Median Listing Price vs. Listing Volume

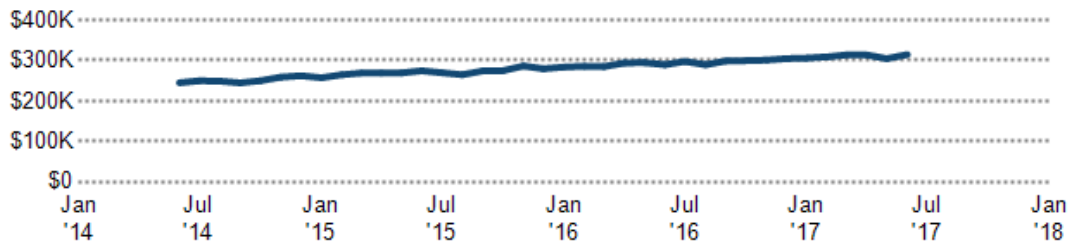
This chart compares the listing price and listing volume for homes in an area. Listing prices often follow listing volume, with a time lag, because supply can drive price movements.

Data Source: On- and off-market listings sources

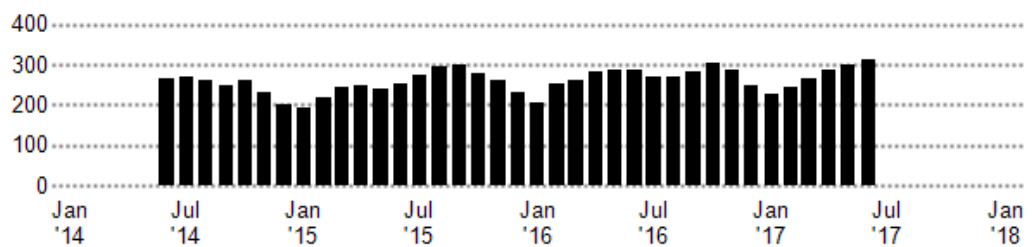
Update Frequency: Monthly

- Median List Price
- Listing Volume

Median List Price



Listing Volume



Listing Inventory

This chart shows the number of active listings in a ZIP code.

Data Source: On- and off-market listings sources

Update Frequency: Daily

- ZIP Count Listings by PropertyType



Inventory of Distressed Listings

Pre-Foreclosure 2

This chart shows the count of distressed properties (all stages of foreclosure) that are for sale in a ZIP code.

Data Source: Public records and MLS data where licensed

Update Frequency: Daily

Inventory of Distressed Listings

Median Sales Price by Square Footage

1,112 sq. ft. \$212,000

This chart shows the median price of homes reported sold in the past six months, according to the size of the living space (square footage sourced from public records). The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as non-disclosure states) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

This House

Price per Square Foot of Homes Sold

\$190 1

This chart shows the distribution of homes reported sold in the past six months at different prices per square foot (living area sourced from public records).

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

This House

Price Range of Homes Sold \$212K 1

This chart shows the distribution of homes reported sold in the past six months within different price ranges in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records data

Update Frequency: Monthly

■ This House

Age Range of Homes Sold 62 yrs 1

This chart shows the distribution of homes reported sold in the past six months of different age ranges in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

■ This House

Size of Homes Sold

1600 - 1800 sq. ft.	1	
1400 - 1600 sq. ft.	2	
1200 - 1400 sq. ft.	1	
1000 - 1200 sq. ft.	1	

This chart shows the distribution of homes reported sold in the past six months of different sizes in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

■ Sales Count By Living Area

Number of Bedrooms in Homes Sold 3 2

This chart shows the distribution of homes reported sold in the past six months, according to the number of bedrooms, in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

■ Sales Count by Bedroom

Neighborhood: People Stats and Charts

	78745	Austin	Travis County	Texas	USA
Population	57.2K	887K	1.12M	26.5M	317M
Population Density per Sq Mi	4.43K	2.98K	1.13K	102	–
Population Change since 2010	+7.3%	+11.3%	+13.9%	+9.9%	+2.4%
Median Age	35	32	33	34	38
Male / Female Ratio	50%	50%	50%	50%	49%
High School Graduate	20%	17%	17%	25%	28%
2-Year Degree	29%	24%	25%	29%	29%
Bachelor Degree	26%	30%	29%	18%	19%
Post-graduate Degree	12%	17%	17%	9%	11%

Population of Children by Age Group

This chart shows the distribution of the population of children by age range – from birth to 17 – in the area of your search.

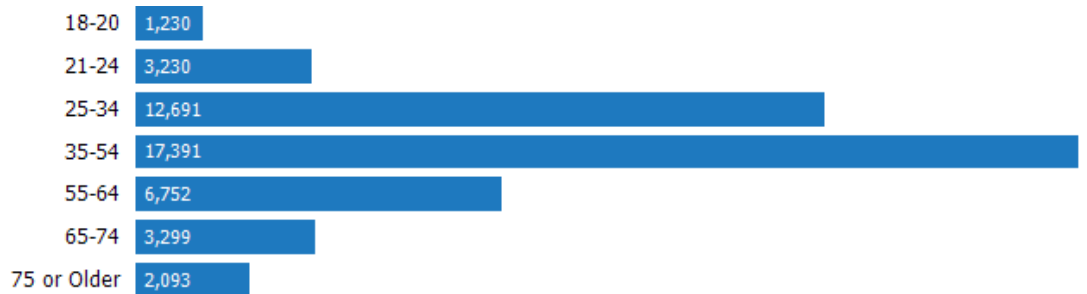


Data Source: U.S. Census
Update Frequency: Annually

78745

Population of Adults by Age Group

This chart shows the distribution of the population of adults by age range – from 18 to 75-plus – in the area of your search.



Data Source: U.S. Census
Update Frequency: Annually

78745

Households With Children

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.



Data Source: U.S. Census
Update Frequency: Annually

78745

Household Income Brackets

This chart shows annual household income levels within an area. Data Source: U.S. Census Update
Frequency: Annually

78745



Presidential Voting Pattern

This chart shows how residents of a county voted in the 2012 presidential election.

Data Source: USElectionAtlas.org

Update Frequency: Annually



Neighborhood: Economic Stats and Charts

	78745	Austin	Travis County	Texas	USA
Income Per Capita	\$28,873	\$34,015	\$35,168	\$26,999	\$28,930
Median Household	\$55,972	\$57,689	\$61,451	\$53,207	\$53,889
Income Unemployment	-	3%	3.1%	4.4%	4.5%
Rate Unemployment	-	16.9K	21.3K	592K	7.2M
Number Employment	-	550K	670K	12.9M	-
Number Labor Force	-	567K	691K	13.4M	-

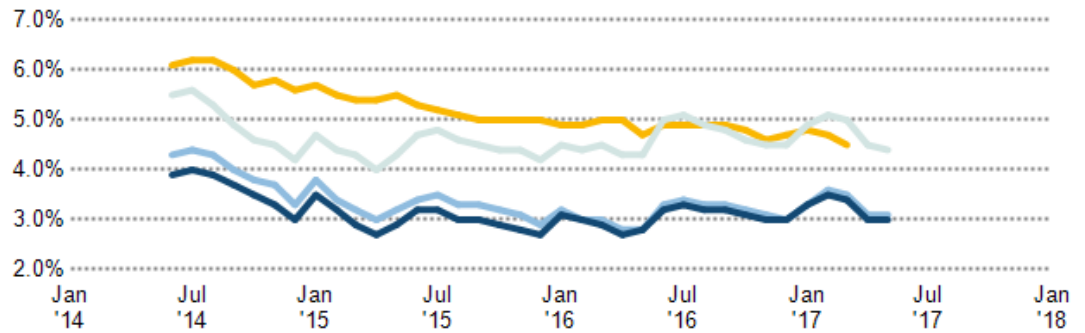
Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Data Source: Bureau of Labor Statistics

Update Frequency: Monthly

- Austin
- Travis County
- Texas
- USA



Occupational Categories

This chart shows categories of employment within an area.

Data Source: U.S. Census

Update Frequency: Annually

- 78745

