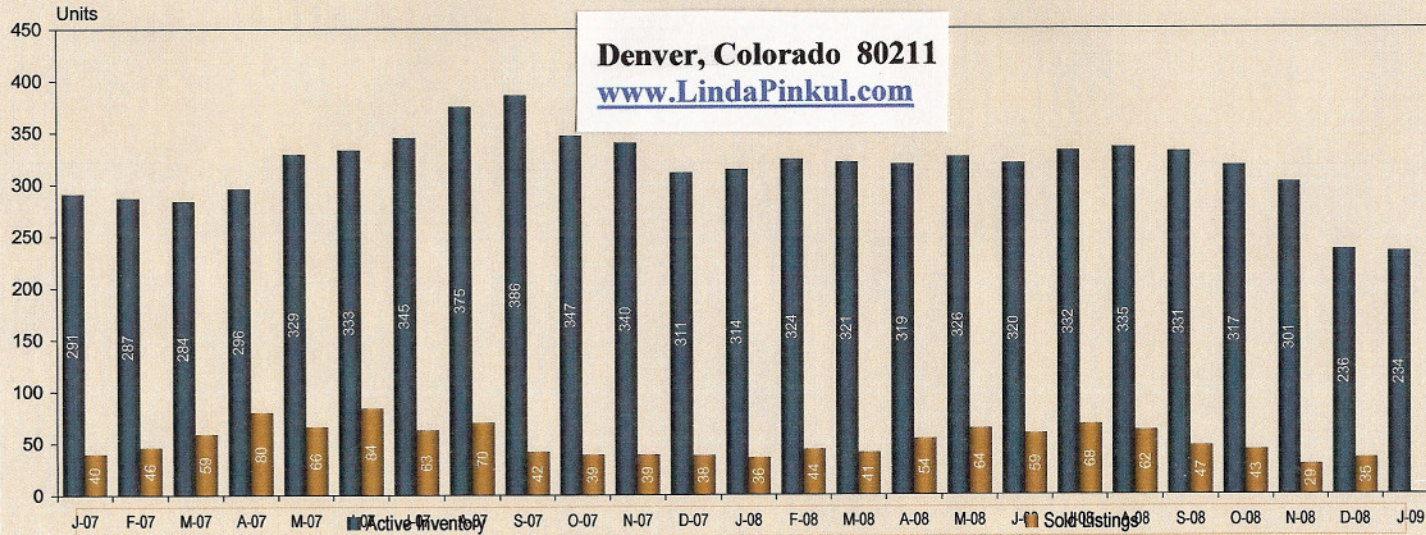


Market Area Active Inventory vs Sold Listings

1/7/2009



FILTER: Sales Price: \$-\$999,999,000 Prop. Types: SFH Areas: 80211

The number of properties available for sale on the last day of each period - VS - The number of listed properties sold

Active Inventory	January 2007 / 2008 / 2009				25 Month Stats			January 2009 vs 2008				January 2009 vs 2007			
	J-07	J-08	J-09	Avg.	Min	Max	Avg.	J-08	J-09	# Var	% Var	J-07	J-09	# Var	% Var
Active Inventory	291	314	234	280	234	386	317	314	234	-80	-25.5%	291	234	-57	-19.6%
Sold Listings	40	36	1	26	1	84	50	36	1	-35	-97.2%	40	1	-39	-97.5%

Desc.	J-07	F-07	M-07	A-07	M-07	J-07	J-07	A-07	S-07	O-07	N-07	D-07	J-08	F-08	M-08	A-08	M-08	J-08	J-08	A-08	S-08	O-08	N-08	D-08	J-09
Sold Median Price	235	255	250	243	271	278	290	255	300	259	237	244	259	257	279	240	282	283	273	270	278	253	213	281	470
Sold Average Price	254	253	259	244	269	269	302	276	318	274	234	247	264	254	282	235	288	280	284	298	279	237	241	252	470
List Median Price	280	256	300	299	310	300	299	300	300	300	300	280	280	300	285	309	319	319	330	340	345	350	315	300	359
List Average Price	299	306	312	311	320	346	316	309	324	317	335	329	310	315	307	332	322	338	391	373	385	360	336	347	336
New Listings	118	137	159	186	212	160	185	209	179	157	117	89	134	136	131	152	155	156	171	152	152	148	101	85	11
Active Inventory	291	287	284	296	329	333	345	375	386	347	340	311	314	324	321	319	326	320	332	335	331	317	301	236	234
Sold Listings	40	46	59	80	66	84	63	70	42	39	39	38	36	44	41	54	64	59	68	62	47	43	29	35	1
Expired or Cancelled	73	78	77	106	94	94	121	124	126	146	96	82	91	77	75	93	83	96	106	101	107	134	89	119	12
Accepted Offers (AO)	46	63	86	68	84	63	52	55	41	49	29	35	40	49	59	61	65	66	52	50	48	26	27	32	1
AO / New Listings	39.0	46.0	54.1	36.6	39.6	39.4	28.1	26.3	22.9	31.2	24.8	39.3	29.9	36.0	45.0	40.1	41.9	42.3	30.4	32.9	31.6	18.9	26.7	37.6	9.1
AO / Inventory	15.8	22.0	30.3	23.0	25.5	18.9	15.1	14.7	10.6	14.1	8.5	11.3	12.7	15.1	18.4	19.1	19.9	20.6	15.7	14.9	14.5	8.8	9.0	13.6	0.4
Days on Market (DOM)	68	52	56	52	29	37	39	47	39	33	51	39	46	40	37	46	41	34	39	40	48	43	66	51	36
Mos Supply Inv. (MSI)	7.3	6.2	4.8	3.7	5.0	4.0	5.5	5.4	9.2	8.9	8.7	8.2	8.7	7.4	7.8	5.9	5.1	5.4	4.9	5.4	7.0	7.4	10.4	6.7	234.0
\$ per Sq Feet	215	200	223	224	227	223	234	222	260	216	220	210	210	203	219	205	232	239	235	243	223	219	203	197	202
Sale Price / List Price	100.1	93.9	98.2	93.9	96.7	97.3	96.7	95.2	94.5	95.6	92.0	99.2	92.2	96.5	93.0	96.9	94.6	94.0	95.4	96.5	92.2	92.9	90.8	91.4	94.0
3Mo Sold Avg \$	257	256	256	251	256	260	279	281	295	287	277	252	248	255	266	255	268	269	284	287	288	275	255	243	251
3Mo List Avg \$	304	311	306	310	314	324	326	322	316	316	325	326	324	317	311	319	321	331	352	368	383	373	363	349	340
3Mo \$ per Sq Ft	212	207	213	218	225	225	228	226	236	231	233	215	213	207	210	208	219	226	235	239	234	230	216	207	199
3Mo Sale P / List P	96.3	95.6	97.4	95.3	96.0	95.9	96.9	96.5	95.6	95.1	94.0	95.6	94.5	96.1	94.0	95.6	95.0	95.1	94.7	95.3	94.9	94.2	92.1	91.8	91.2

Based on information from Colorado MLS and Information & Real Estate Services, LLC for the period ending 1/7/09. Due to MLS reporting methods and allowable reporting policy, this data is only informational and may not be completely accurate. Therefore, Coldwell Banker Residential Brokerage does not guarantee the data accuracy. Data maintained by the MLS's may not reflect all real estate activity in the market.

