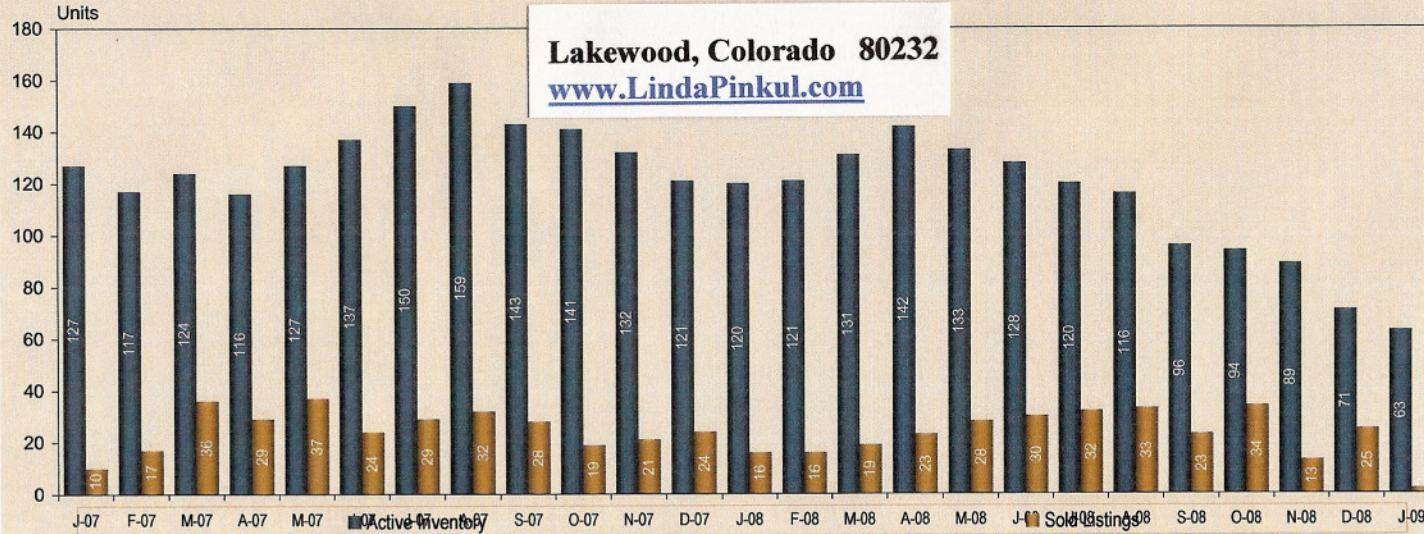


Market Area Active Inventory vs Sold Listings

1/7/2009



FILTER: Sales Price: \$-\$999,999,000 Prop. Types: SFH Areas: 80232

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

	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	127	120	63	103	63	159	121	120	63	-57	-47.5%	127	63	-64	-50.4%
Sold Listings	10	16	2	9	2	37	24	16	2	-14	-87.5%	10	2	-8	-80.0%

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	279	199	210	220	196	212	220	215	202	212	180	219	207	193	210	179	214	175	204	184	215	180	200	169	141
Sold Average Price	264	201	241	239	215	219	240	222	217	204	213	223	206	203	234	201	206	183	197	188	203	188	208	185	134
List Median Price	225	215	220	220	250	224	230	221	233	229	213	213	210	220	215	210	230	217	220	230	225	225	200	220	234
List Average Price	286	223	235	234	273	235	246	236	253	244	218	229	241	238	225	208	262	236	266	300	285	257	224	225	204
New Listings	55	57	54	59	60	73	83	71	55	62	52	30	51	44	73	60	51	50	54	43	35	43	35	28	2
Active Inventory	127	117	124	116	127	137	150	159	143	141	132	121	120	121	131	142	133	128	120	116	96	94	89	71	63
Sold Listings	10	17	36	29	37	24	29	32	28	19	21	24	16	16	19	23	28	30	32	33	23	34	13	25	2
Expired or Cancelled	34	33	18	27	23	33	44	39	45	45	38	29	31	19	40	22	25	24	28	21	28	28	19	20	7
Accepted Offers (AO)	13	34	29	40	27	29	26	23	26	19	22	13	21	24	23	27	35	31	34	26	27	17	21	26	3
AO / New Listings	23.6	59.6	53.7	67.8	45.0	39.7	31.3	32.4	47.3	30.6	42.3	43.3	41.2	54.5	31.5	45.0	68.6	62.0	63.0	60.5	77.1	39.5	60.0	92.9	150.0
AO / Inventory	10.2	29.1	23.4	34.5	21.3	21.2	17.3	14.5	18.2	13.5	16.7	10.7	17.5	19.8	17.6	19.0	26.3	24.2	28.3	22.4	28.1	18.1	23.6	36.6	4.8
Days on Market (DOM)	92	57	49	51	37	39	33	40	48	51	57	46	49	42	46	37	43	56	54	44	55	31	24	54	145
Mos Supply Inv. (MSI)	12.7	6.9	3.4	4.0	3.4	5.7	5.2	5.0	5.1	7.4	6.3	5.0	7.5	7.6	6.9	6.2	4.8	4.3	3.8	3.5	4.2	2.8	6.8	2.8	31.5
\$ per Sq Feet	174	152	178	158	158	160	178	171	165	154	156	153	136	150	155	149	158	150	159	158	141	145	157	146	123
Sale Price / List Price	94.9	93.8	96.4	95.9	98.1	95.8	102.1	96.5	96.7	93.8	95.5	93.0	93.2	94.1	94.1	94.2	94.8	95.9	98.2	96.6	95.7	96.4	97.6	93.8	85.6
3Mo Sold Avg \$	246	244	234	232	231	224	224	227	226	216	212	214	215	212	215	212	212	196	195	190	195	192	196	190	190
3Mo List Avg \$	252	245	248	231	248	247	250	239	244	244	239	231	229	237	233	222	230	234	255	266	282	280	255	237	224
3Mo \$ per SqFt	166	163	171	166	165	158	165	171	172	165	159	154	149	147	147	151	154	152	156	156	154	149	146	148	149
3Mo Sale P / List P	96.0	95.3	95.5	95.7	96.8	96.7	98.8	98.2	98.4	95.9	95.5	94.0	93.9	93.4	93.8	94.1	94.4	95.0	96.4	96.9	97.0	96.3	96.4	95.7	94.6

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.

