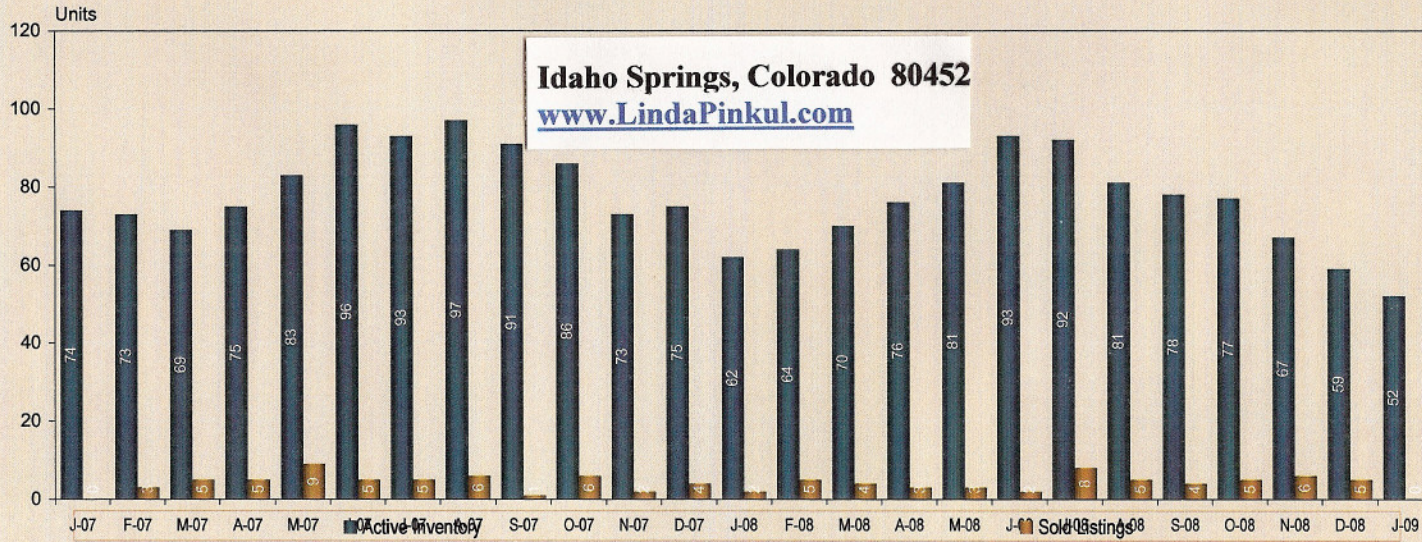


Market Area Active Inventory vs Sold Listings

1/7/2009



FILTER: Sales Price: \$-\$999,999,000 Prop. Types: SFH Areas: 80452

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

Desc.	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	74	62	52	63	52	97	77	62	52	-10	-16.1%	74	52	-22	-29.7%										
Sold Listings		2		1		9	4	2		-2	-100.0%				NA										
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		220	239	140	205	270	138	210	143	240	128	164	815	161	280	225	330	249	250	132	247	160	150	170	
Sold Average Price		250	231	176	224	263	208	224	143	234	120	164	500	200	249	216	295	155	238	132	220	209	171	215	
List Median Price	269	230	385	245	220	199	338	225	250	210	219	180	425	209	226	200	340	270	230	205	275	225	210	400	
List Average Price	441	350	445	285	314	299	355	306	348	255	281	211	579	286	263	249	387	447	340	270	347	221	198	400	
New Listings	12	13	14	22	24	23	17	23	9	14	5	7	6	9	17	15	14	25	17	10	10	11	8	1	
Active Inventory	74	73	69	75	83	96	93	97	91	86	73	75	62	64	70	76	81	93	92	81	78	77	67	59	52
Sold Listings		3	5	5	9	5	5	6	1	6	2	4	2	5	4	3	3	2	8	5	4	5	6	5	
Expired or Cancelled	16	11	9	9	10	6	14	14	11	14	15	3	15	2	10	7	7	6	10	13	10	9	12	9	7
Accepted Offers (AO)	1	3	9	7	6	4	6	5	4	5	3	2	4	5	1	2	2	7	8	8	3	3	5	1	
AO / New Listings	8.3	23.1	64.3	31.8	25.0	17.4	35.3	21.7	44.4	35.7	60.0	28.6	66.7	55.6	5.9	13.3	14.3	28.0	47.1	80.0	30.0	27.3	62.5	100.0	
AO / Inventory	1.4	4.1	13.0	9.3	7.2	4.2	6.5	5.2	4.4	5.8	4.1	2.7	6.5	7.8	1.4	2.6	2.5	7.5	8.7	9.9	3.8	3.9	7.5	1.7	
Days on Market (DOM)		238	153	262	119	55	90	57	10	83	91	101	520	56	53	56	155	34	182	127	137	29	156	61	
Mos Supply Inv. (MSI)		24.3	13.8	15.0	9.2	19.2	18.6	16.2	91.0	14.3	36.5	18.8	31.0	12.8	17.5	25.3	27.0	46.5	11.5	16.2	19.5	15.4	11.2	11.8	
\$ per Sq Feet		124	128	125	161	144	133	191	137	167	85	133	272	166	186	130	156	108	140	125	127	133	100	105	
Sale Price / List Price		87.5	84.4	89.3	90.1	94.5	94.3	97.2	96.7	95.0	79.4	85.4	103.9	94.7	89.6	98.4	86.0	94.0	83.5	83.8	85.9	94.3	84.1	89.2	
3Mo Sold Avg \$	247	281	238	214	213	221	230	231	210	222	198	192	237	241	272	220	253	230	238	191	202	185	197	197	191
3Mo List Avg \$	342	358	412	348	334	300	320	317	331	299	289	248	353	342	329	263	296	376	399	378	323	278	258	221	221
3Mo \$ per SqFt	135	129	126	143	147	149	158	163	176	145	142	156	173	193	193	164	160	134	139	131	132	128	118	112	103
3Mo Sale P / List P	92.7	89.0	85.6	87.0	88.4	91.0	92.4	95.5	96.0	96.2	91.7	89.2	88.5	93.0	94.5	93.9	91.1	92.6	85.7	85.0	84.2	88.2	88.0	88.9	86.4

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.

