

Regional Snapshot 2009 - Greeley and Evans Residential Detached

GREELEY/EVANS RESIDENTIAL	Jan-09	Feb-09	Mar-09	Apr-09	May-09	Jun-09
Active Listing Snapshot	706	675	726	720	724	726
Previous Year Active	970	1008	1023	997	1020	1014
% Difference Previous Yr	-27.2%	-33.0%	-29.0%	-27.8%	-29.0%	-28.4%
# of Sold Listings	86	99	137	127	129	141
Median Sales Price	\$120,000	\$133,000	\$123,000	\$128,600	\$139,000	\$135,000
Previous Year Median	\$128,750	\$140,000	\$150,000	\$141,500	\$147,000	\$144,000
% Difference Previous Yr	-6.8%	-5.0%	-18.0%	-9.1%	-5.4%	-6.3%
Average Days on Market (ADOM)	85	100	99	120	102	103
YTD ADOM	85	93	96	102	102	102
Previous Year ADOM	106	102	107	111	102	100
% Difference Previous Yr	-19.8%	-8.8%	-10.3%	-8.1%	0.0%	2.0%
YTD # of Listings Sold	86	185	322	449	578	719
Previous Year # Sold	81	153	279	405	560	679
% Difference Previous Yr	6.2%	20.9%	15.4%	10.9%	3.2%	5.9%
Monthly \$ Volume	\$11,174,280	\$13,640,673	\$18,771,287	\$18,553,226	\$17,654,401	\$19,693,321
Previous Year Monthly \$ Volume	\$11,649,824	\$11,027,469	\$20,930,785	\$19,243,566	\$25,421,076	\$19,152,369
% Difference Previous Yr	-4.1%	23.7%	-10.3%	-3.6%	-30.6%	2.8%
YTD \$ Volume	\$11,174,280	\$24,814,953	\$43,586,240	\$62,139,466	\$79,793,867	\$99,487,188
Previous Year YTD \$ Volume	\$11,649,824	\$22,677,293	\$43,608,078	\$62,851,644	\$88,272,720	\$107,425,089
% Difference Previous Yr	-4.1%	9.4%	-0.1%	-1.1%	-9.6%	-7.4%
GREELEY/EVANS RES (cont'd)	Jul-09	Aug-09	Sep-09	Oct-09	Nov-09	Dec-09
Active Listing Snapshot	691	692				
Previous Year Active	981	958				
% Difference Previous Yr	-29.6%	-27.8%				
# of Sold Listings	151	119				
Median Sales Price	\$154,900	\$135,100				
Previous Year Median	\$139,000	\$141,000				
% Difference Previous Yr	11.4%	-4.2%				
Average Days on Market (ADOM)	117	109				
YTD ADOM	104	105				
Previous Year ADOM	100	102				
% Difference Previous Yr	4.0%	2.9%				
YTD # of Listings Sold	870	989				
Previous Year # Sold	841	965				
% Difference Previous Yr	3.4%	2.5%				
Monthly \$ Volume	\$24,371,705	\$17,684,160				
Previous Year Monthly \$ Volume	\$25,156,800	\$20,796,091				
% Difference Previous Yr	-3.1%	-15.0%				
YTD \$ Volume	\$123,858,893	\$141,543,053				
Previous Year YTD \$ Volume	\$132,581,889	\$153,377,980				
% Difference Previous Yr	-6.6%	-7.7%				

Statistics refer to the cities of Greeley and Evans defined by using Mail City in the IRES system, single family, detached properties and excludes mobile homes and timeshares . ADOM refers to Average Days on Market, which is calculated from the list date

Regional Snapshot 2009 - Greeley and Evans Attached Dwelling

GREELEY/EVANS ATD DWELL	Jan-09	Feb-09	Mar-09	Apr-09	May-09	Jun-09
Active Listing Snapshot	165	211	203	199	179	201
Previous Year Active	218	217	221	220	220	210
% Difference Previous Yr	-24.3%	-2.8%	-8.1%	-9.5%	-18.6%	-4.3%
# of Sold Listings	6	8	14	18	13	17
Median Sales Price	\$65,000	\$59,500	\$97,500	\$95,000	\$110,000	\$103,950
Previous Year Median	\$96,400	\$89,900	\$133,000	\$149,000	\$135,900	\$123,000
% Difference Previous Yr	-32.6%	-33.8%	-26.7%	-36.2%	-19.1%	-15.5%
Average Days on Market (ADOM)	133	80	146	164	156	88
YTD ADOM	133	102	122	138	142	130
Previous Year ADOM	145	96	95	145	143	137
% Difference Previous Yr	-8.3%	6.3%	28.4%	-4.8%	-0.7%	-5.1%
YTD # of Listings Sold	6	14	28	46	59	76
Previous Year # Sold	4	10	24	47	58	77
% Difference Previous Yr	50.0%	40.0%	16.7%	-2.1%	1.7%	-1.3%
Monthly \$ Volume	\$594,500	\$633,500	\$1,534,800	\$1,896,390	\$1,592,300	\$1,839,150
Previous Year Monthly \$ Volume	\$425,300	\$620,700	\$1,968,913	\$3,384,604	\$1,437,200	\$2,621,275
% Difference Previous Yr	39.8%	2.1%	-22.0%	-44.0%	10.8%	-29.8%
YTD \$ Volume	\$594,500	\$1,228,000	\$2,762,800	\$4,659,190	\$6,251,490	\$8,090,640
Previous Year YTD \$ Volume	\$425,300	\$1,046,000	\$3,014,913	\$6,399,517	\$7,836,717	\$10,457,992
% Difference Previous Yr	39.8%	17.4%	-8.4%	-27.2%	-20.2%	-22.6%
GREELEY/EVANS ATD DWELL (cont'd)	Jul-09	Aug-09				
Active Listing Snapshot	196	190				
Previous Year Active	205	210				
% Difference Previous Yr	-4.4%	-9.5%				
# of Sold Listings	17	21				
Median Sales Price	\$107,500	\$98,000				
Previous Year Median	\$115,000	\$118,000				
% Difference Previous Yr	-6.5%	-16.9%				
Average Days on Market (ADOM)	98	116				
YTD ADOM	124	125				
Previous Year ADOM	140	146				
% Difference Previous Yr	-11.4%	-14.4%				
YTD # of Listings Sold	93	114				
Previous Year # Sold	91	104				
% Difference Previous Yr	2.2%	9.6%				
Monthly \$ Volume	\$1,886,960	\$2,218,500				
Previous Year Monthly \$ Volume	\$1,618,500	\$1,581,000				
% Difference Previous Yr	16.6%	40.3%				
YTD \$ Volume	\$9,977,600	\$12,196,100				
Previous Year YTD \$ Volume	\$12,076,492	\$13,657,492				
% Difference Previous Yr	-17.4%	-10.7%				

Statistics refer to the cities of Greeley and Evans defined by using Mail City in the IRES system, Attached Dwelling properties and excludes mobile homes and timeshares. ADOM refers to Average Days on Market, which is calculated from the list date.