



## HOUSE SALES

### June 2005 Statistics

| Location     | Total # Sold | Inventory | Avg. Sales Price | Avg. Days to Contract | Median Sales Price |
|--------------|--------------|-----------|------------------|-----------------------|--------------------|
| Boulder      | 110          | 458       | \$642,430        | 32                    | \$537,000          |
| Broomfield   | 38           | 185       | \$361,402        | 82                    | \$285,000          |
| Erie         | 28           | 211       | \$324,039        | 93                    | \$275,000          |
| Lafayette    | 45           | 201       | \$416,122        | 86                    | \$338,000          |
| Longmont     | 141          | 788       | \$297,495        | 77                    | \$239,900          |
| Louisville   | 29           | 118       | \$327,346        | 44                    | \$287,000          |
| Superior     | 42           | 69        | \$402,207        | 51                    | \$385,000          |
| Mountains    | 35           | 447       | \$447,142        | 137                   | \$345,000          |
| Plains       | 44           | 285       | \$572,559        | 82                    | \$413,000          |
| <b>Total</b> | <b>512</b>   |           |                  |                       |                    |

### Year-to-Year Comparison

| Location     | Total # Sold         |                      |       | Average Sales Price  |                      |       |
|--------------|----------------------|----------------------|-------|----------------------|----------------------|-------|
|              | 06/01/03<br>05/31/04 | 06/01/04<br>05/31/05 | % Chg | 06/01/03<br>05/31/04 | 06/01/04<br>05/31/05 | % Chg |
| Boulder      | 1039                 | 1032                 | <.7>  | \$495,463            | \$563,248            | 13.7  |
| Broomfield   | 374                  | 383                  | 2.4   | \$308,581            | \$323,302            | 4.8   |
| Erie         | 245                  | 313                  | 27.8  | \$311,780            | \$347,429            | 11.4  |
| Lafayette    | 365                  | 418                  | 14.5  | \$357,725            | \$331,072            | <7.5> |
| Longmont     | 1340                 | 1400                 | 4.5   | \$257,379            | \$272,342            | 5.8   |
| Louisville   | 321                  | 303                  | <5.6> | \$318,392            | \$344,902            | 8.3   |
| Superior     | 244                  | 193                  | <21>  | \$360,711            | \$392,670            | 8.9   |
| Mountains    | 379                  | 438                  | 15.6  | \$368,877            | \$370,412            | 0.4   |
| Plains       | 474                  | 456                  | <3.8> | \$569,156            | \$590,045            | 3.7   |
| <b>Total</b> | <b>4,781</b>         | <b>4,936</b>         |       |                      |                      |       |

| Location   | Average Days to Contract |                      |        | Median Sales Price   |                      |       |
|------------|--------------------------|----------------------|--------|----------------------|----------------------|-------|
|            | 06/01/03<br>05/31/04     | 06/01/04<br>05/31/05 | % Chg  | 06/01/03<br>05/31/04 | 06/01/04<br>05/31/05 | % Chg |
| Boulder    | 70                       | 62                   | <11.4> | \$430,000            | \$485,000            | 12.8  |
| Broomfield | 83                       | 75                   | <9.6>  | \$250,000            | \$262,900            | 5.2   |
| Erie       | 97                       | 91                   | <6.2>  | \$292,500            | \$295,000            | 0.9   |
| Lafayette  | 80                       | 67                   | <16.3> | \$294,500            | \$297,000            | 0.8   |
| Longmont   | 80                       | 79                   | <1.3>  | \$226,500            | \$233,000            | 2.9   |
| Louisville | 58                       | 57                   | <1.7>  | \$286,500            | \$303,600            | 6     |
| Superior   | 69                       | 49                   | <29>   | \$322,000            | \$360,000            | 11.8  |
| Mountains  | 127                      | 130                  | 2.4    | \$315,000            | \$300,000            | <4.8> |
| Plains     | 102                      | 93                   | <8.8>  | \$435,000            | \$445,000            | 2.3   |

## CONDO & TOWNHOME SALES

### June 2005 Statistics

| Location     | Total # Sold | Inventory | Avg. Sales Price | Avg. Days to Contract | Median Sales Price |
|--------------|--------------|-----------|------------------|-----------------------|--------------------|
| Boulder      | 105          | 579       | \$267,236        | 83                    | \$234,900          |
| Broomfield   | 7            | 63        | \$197,356        | 75                    | \$174,900          |
| Erie         | 2            | 21        | \$193,400        | 95                    | \$183,900          |
| Lafayette    | 21           | 100       | \$212,520        | 85                    | \$227,500          |
| Longmont     | 27           | 226       | \$180,054        | 116                   | \$179,000          |
| Louisville   | 5            | 48        | \$179,444        | 60                    | \$182,500          |
| Superior     | 2            | 67        | \$170,750        | 194                   | \$149,500          |
| Mountains    | 0            | 6         | 0                | 0                     | 0                  |
| Plains       | 16           | 80        | \$177,387        | 76                    | \$168,000          |
| <b>Total</b> | <b>185</b>   |           |                  |                       |                    |

### Year-to-Year Comparison

| Location     | Total # Sold         |                      |        | Average Sales Price  |                      |        |
|--------------|----------------------|----------------------|--------|----------------------|----------------------|--------|
|              | 06/01/03<br>05/31/04 | 06/01/04<br>05/31/05 | % Chg  | 06/01/03<br>05/31/04 | 06/01/04<br>05/31/05 | % Chg  |
| Boulder      | 699                  | 816                  | 16.7   | \$242,784            | \$263,142            | 8.4    |
| Broomfield   | 89                   | 74                   | <16.9> | \$226,105            | \$202,360            | <10.5> |
| Erie         | 2                    | 5                    | 150    | \$167,000            | \$182,000            | 9      |
| Lafayette    | 191                  | 137                  | <28.3> | \$187,864            | \$187,655            | <.11>  |
| Longmont     | 367                  | 318                  | <13.4> | \$183,121            | \$188,503            | 2.9    |
| Louisville   | 68                   | 65                   | <4.4>  | \$187,970            | \$182,270            | <3>    |
| Superior     | 58                   | 39                   | <32.8> | \$210,052            | \$225,491            | 7.4    |
| Mountains    | 1                    | 5                    | 400    | \$233,000            | \$205,187            | <11.9> |
| Plains       | 149                  | 142                  | <4.7>  | \$180,922            | \$188,456            | 4.2    |
| <b>Total</b> | <b>1,624</b>         | <b>1,601</b>         |        |                      |                      |        |

| Location   | Average Days to Contract |                      |        | Median Sales Price   |                      |        |
|------------|--------------------------|----------------------|--------|----------------------|----------------------|--------|
|            | 06/01/03<br>05/31/04     | 06/01/04<br>05/31/05 | % Chg  | 06/01/03<br>05/31/04 | 06/01/04<br>05/31/05 | % Chg  |
| Boulder    | 85                       | 86                   | 1.2    | \$224,900            | \$237,000            | 5.4    |
| Broomfield | 93                       | 135                  | 45.2   | \$231,111            | \$190,000            | <17.8> |
| Erie       | 106                      | 23                   | <78.3> | \$152,000            | \$170,900            | 12.4   |
| Lafayette  | 72                       | 71                   | <1.4>  | \$174,000            | \$176,000            | 1.1    |
| Longmont   | N/A                      | 117                  | N/A    | \$176,900            | \$177,000            | 0.05   |
| Louisville | 68                       | 82                   | 21     | \$183,500            | \$178,450            | <2.8>  |
| Superior   | 58                       | 95                   | 64     | \$194,000            | \$220,000            | 13.4   |
| Mountains  | 94                       | 114                  | 21.3   | \$233,000            | \$233,435            | 0.2    |
| Plains     | 94                       | 89                   | <5.3>  | \$167,500            | \$173,900            | 3.8    |

For more information contact: Kenneth Hotard \*303.442.3585\* khotard@barastaff.com  
Data Source: IRES- Information Real Estate Services