

Local Market Update for March 2015

A Research Tool Provided by the Colorado Association of REALTORS®



Pueblo County

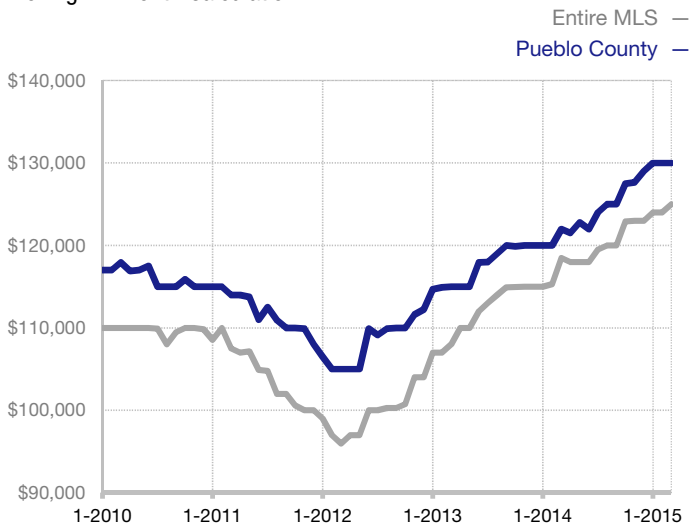
Single Family Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	242	243	+ 0.4%	698	636	- 8.9%
Sold Listings	161	171	+ 6.2%	433	422	- 2.5%
Median Sales Price*	\$127,200	\$137,350	+ 8.0%	\$112,500	\$128,000	+ 13.8%
Average Sales Price*	\$127,978	\$144,060	+ 12.6%	\$120,033	\$135,050	+ 12.5%
Percent of List Price Received*	95.9%	96.6%	+ 0.7%	96.1%	96.6%	+ 0.5%
Days on Market Until Sale	117	115	- 1.7%	121	122	+ 0.8%
Inventory of Homes for Sale	862	814	- 5.6%	--	--	--
Months Supply of Inventory	5.1	4.5	- 11.8%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

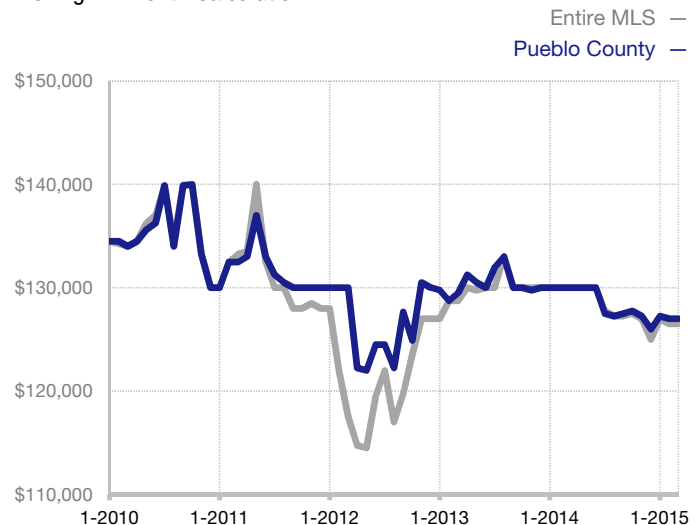
Townhouse-Condo Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	8	17	+ 112.5%	30	39	+ 30.0%
Sold Listings	3	5	+ 66.7%	9	14	+ 55.6%
Median Sales Price*	\$155,000	\$225,000	+ 45.2%	\$105,000	\$134,500	+ 28.1%
Average Sales Price*	\$125,667	\$192,000	+ 52.8%	\$97,811	\$151,229	+ 54.6%
Percent of List Price Received*	95.0%	97.2%	+ 2.3%	96.5%	98.0%	+ 1.6%
Days on Market Until Sale	149	193	+ 29.5%	88	131	+ 48.9%
Inventory of Homes for Sale	44	56	+ 27.3%	--	--	--
Months Supply of Inventory	6.3	7.1	+ 12.7%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation



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Arkansas Valley/Otero County

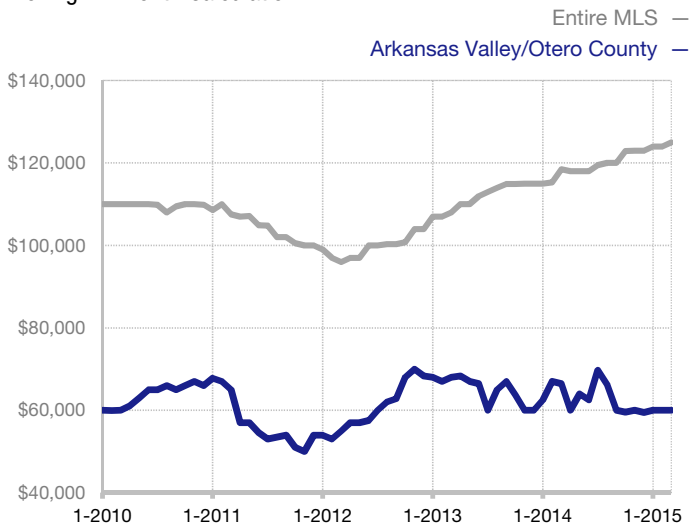
Single Family Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	42	25	- 40.5%	111	75	- 32.4%
Sold Listings	15	21	+ 40.0%	49	65	+ 32.7%
Median Sales Price*	\$88,000	\$80,000	- 9.1%	\$72,500	\$77,000	+ 6.2%
Average Sales Price*	\$97,073	\$94,757	- 2.4%	\$86,478	\$81,793	- 5.4%
Percent of List Price Received*	92.8%	93.3%	+ 0.5%	90.6%	93.4%	+ 3.1%
Days on Market Until Sale	164	178	+ 8.5%	175	187	+ 6.9%
Inventory of Homes for Sale	244	207	- 15.2%	--	--	--
Months Supply of Inventory	11.0	8.4	- 23.6%	--	--	--

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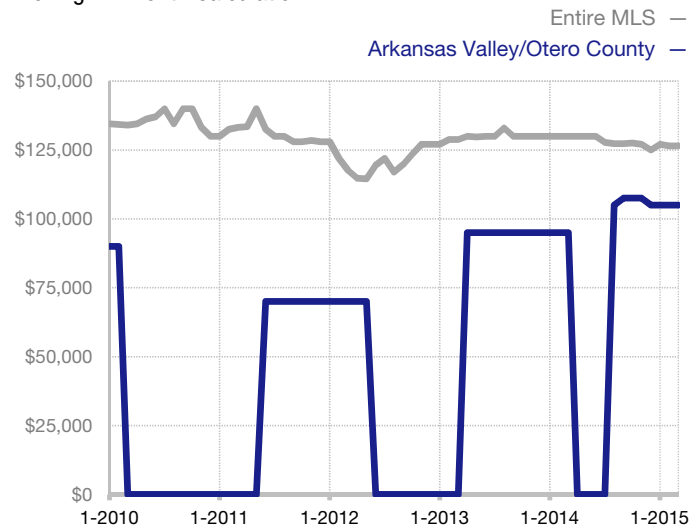
Townhouse-Condo Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	1	0	- 100.0%	1	0	- 100.0%
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	1.0	1.0	0.0%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
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La Junta

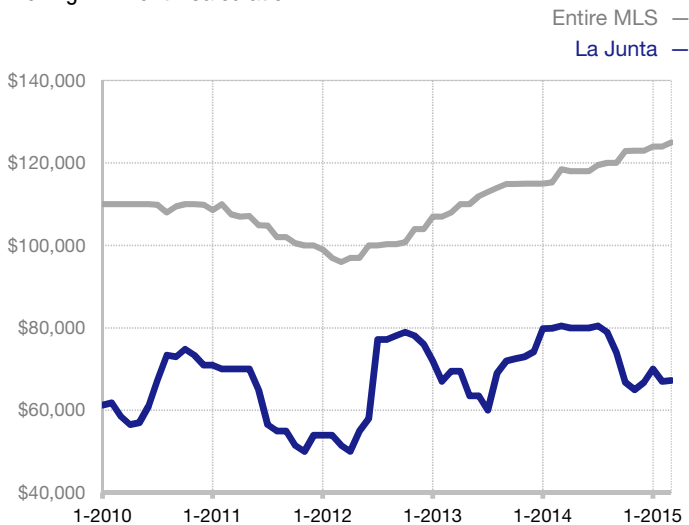
Single Family Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	17	6	- 64.7%	34	23	- 32.4%
Sold Listings	8	7	- 12.5%	17	23	+ 35.3%
Median Sales Price*	\$96,800	\$80,000	- 17.4%	\$88,600	\$80,000	- 9.7%
Average Sales Price*	\$113,388	\$109,000	- 3.9%	\$107,241	\$84,126	- 21.6%
Percent of List Price Received*	95.5%	95.5%	0.0%	92.8%	95.9%	+ 3.3%
Days on Market Until Sale	128	155	+ 21.1%	194	147	- 24.2%
Inventory of Homes for Sale	70	52	- 25.7%	--	--	--
Months Supply of Inventory	10.0	5.8	- 42.0%	--	--	--

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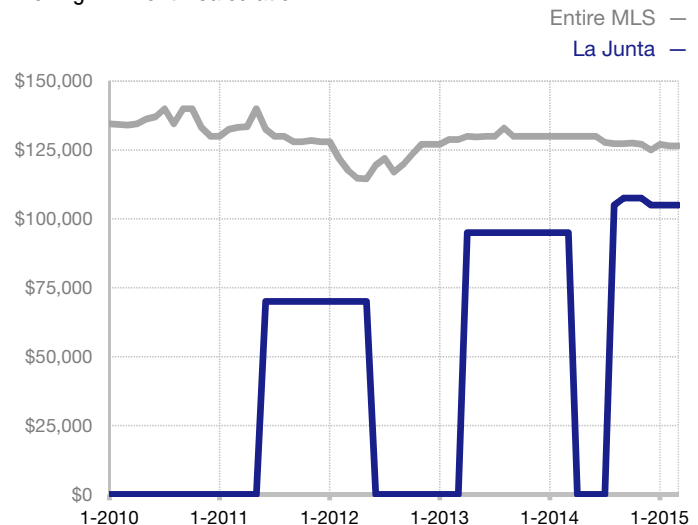
Townhouse-Condo Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	1	0	- 100.0%	1	0	- 100.0%
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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Las Animas

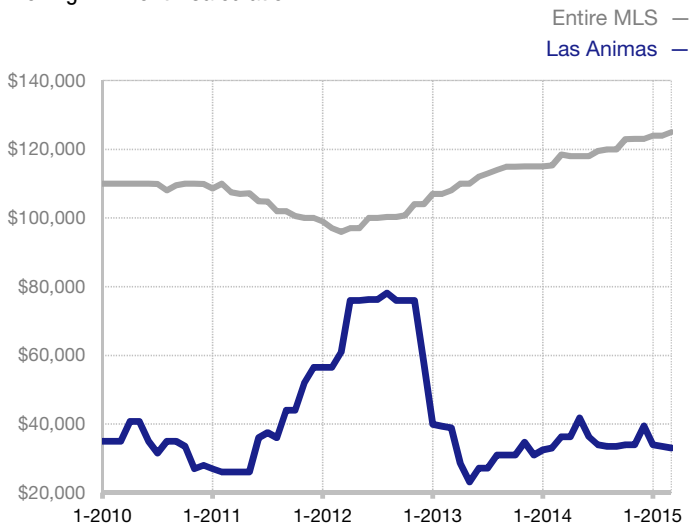
Single Family	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
Key Metrics						
New Listings	3	1	- 66.7%	10	5	- 50.0%
Sold Listings	1	0	- 100.0%	6	1	- 83.3%
Median Sales Price*	\$88,000	\$0	- 100.0%	\$66,500	\$13,000	- 80.5%
Average Sales Price*	\$88,000	\$0	- 100.0%	\$68,250	\$13,000	- 81.0%
Percent of List Price Received*	92.6%	0.0%	- 100.0%	83.8%	100.0%	+ 19.3%
Days on Market Until Sale	268	0	- 100.0%	156	28	- 82.1%
Inventory of Homes for Sale	15	15	0.0%	--	--	--
Months Supply of Inventory	7.5	5.7	- 24.0%	--	--	--

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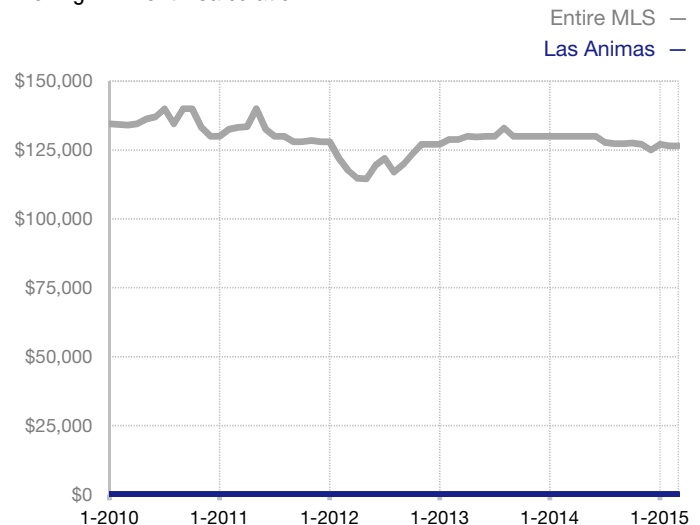
Townhouse-Condo	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
Key Metrics						
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

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Manzanola

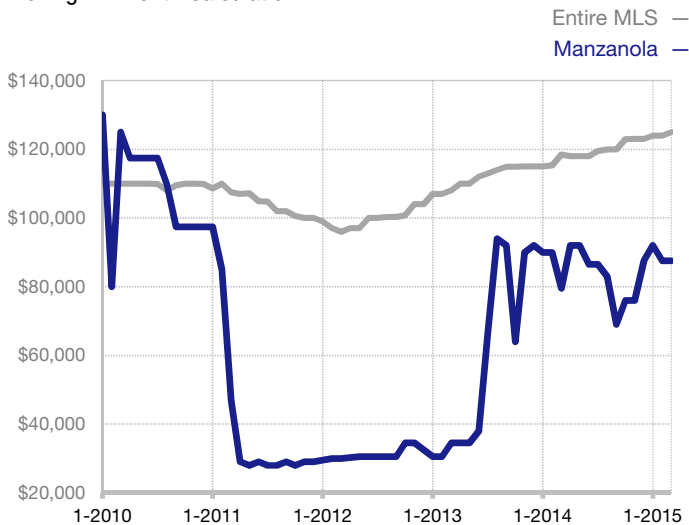
Single Family Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	1	1	0.0%	3	1	- 66.7%
Sold Listings	0	0	--	1	3	+ 200.0%
Median Sales Price*	\$0	\$0	--	\$69,000	\$70,000	+ 1.4%
Average Sales Price*	\$0	\$0	--	\$69,000	\$103,333	+ 49.8%
Percent of List Price Received*	0.0%	0.0%	--	93.9%	89.2%	- 5.0%
Days on Market Until Sale	0	0	--	73	505	+ 591.8%
Inventory of Homes for Sale	10	5	- 50.0%	--	--	--
Months Supply of Inventory	10.0	3.0	- 70.0%	--	--	--

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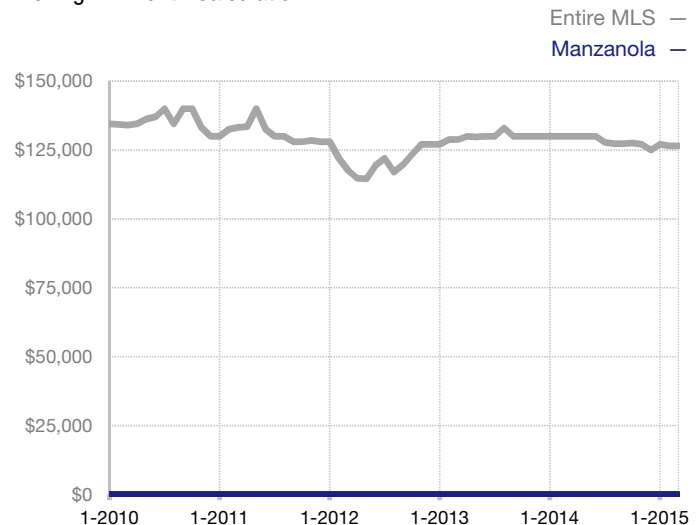
Townhouse-Condo Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

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Rocky Ford

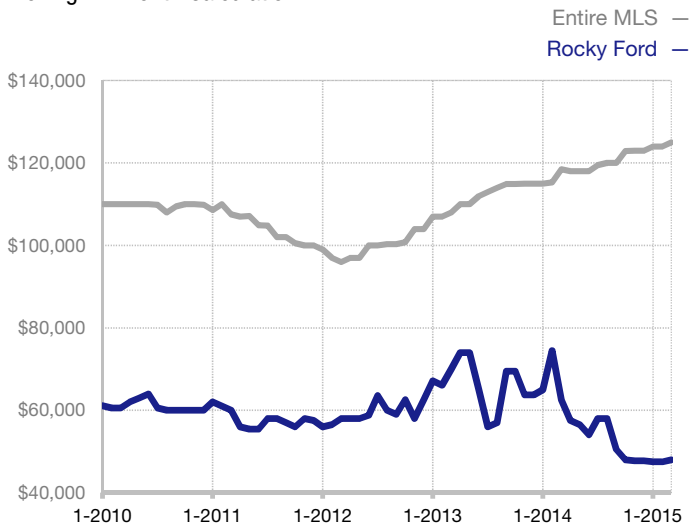
Single Family Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	8	5	- 37.5%	17	9	- 47.1%
Sold Listings	1	6	+ 500.0%	4	12	+ 200.0%
Median Sales Price*	\$47,000	\$110,000	+ 134.0%	\$83,250	\$83,750	+ 0.6%
Average Sales Price*	\$47,000	\$106,150	+ 125.9%	\$94,250	\$91,242	- 3.2%
Percent of List Price Received*	85.5%	94.5%	+ 10.5%	86.1%	93.4%	+ 8.5%
Days on Market Until Sale	149	281	+ 88.6%	238	220	- 7.6%
Inventory of Homes for Sale	44	37	- 15.9%	--	--	--
Months Supply of Inventory	10.3	8.9	- 13.6%	--	--	--

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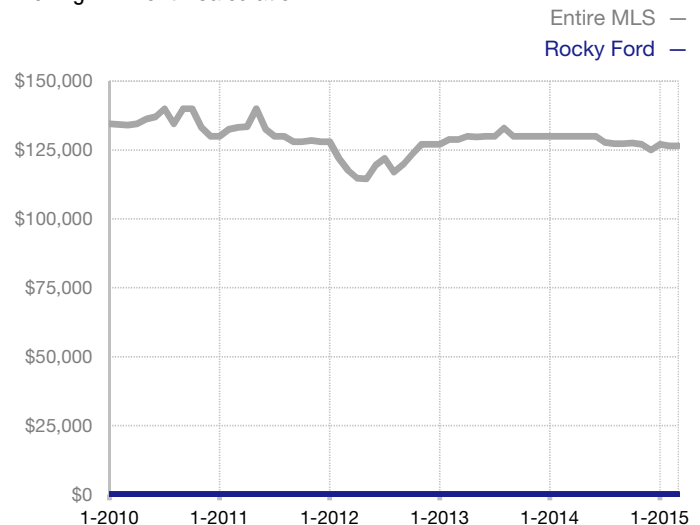
Townhouse-Condo Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

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Fowler

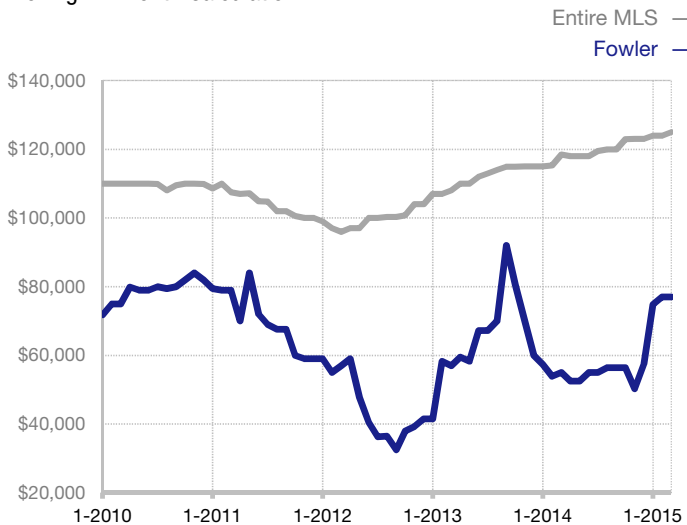
Single Family Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	1	3	+ 200.0%	5	5	0.0%
Sold Listings	1	1	0.0%	5	2	- 60.0%
Median Sales Price*	\$55,000	\$13,000	- 76.4%	\$30,000	\$45,000	+ 50.0%
Average Sales Price*	\$55,000	\$13,000	- 76.4%	\$32,497	\$45,000	+ 38.5%
Percent of List Price Received*	78.6%	81.3%	+ 3.4%	88.6%	93.7%	+ 5.8%
Days on Market Until Sale	570	71	- 87.5%	208	151	- 27.4%
Inventory of Homes for Sale	18	14	- 22.2%	--	--	--
Months Supply of Inventory	7.4	10.3	+ 39.2%	--	--	--

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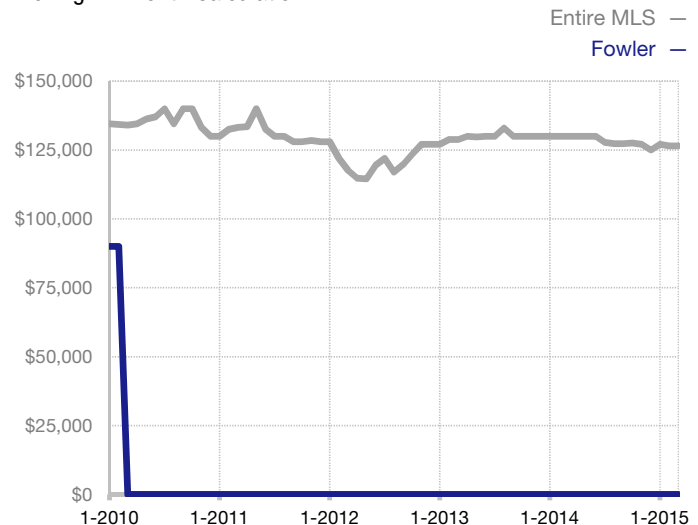
Townhouse-Condo Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

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Huerfano County

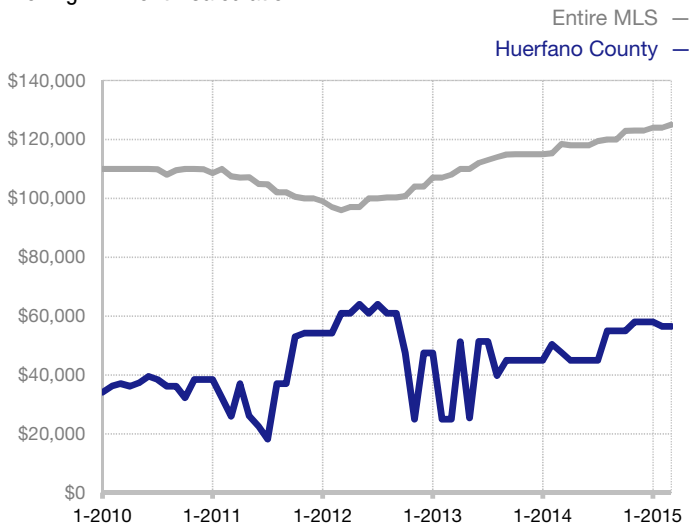
Single Family Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	3	1	- 66.7%	6	1	- 83.3%
Sold Listings	0	0	--	2	1	- 50.0%
Median Sales Price*	\$0	\$0	--	\$157,825	\$200,000	+ 26.7%
Average Sales Price*	\$0	\$0	--	\$157,825	\$200,000	+ 26.7%
Percent of List Price Received*	0.0%	0.0%	--	93.6%	95.3%	+ 1.8%
Days on Market Until Sale	0	0	--	131	245	+ 87.0%
Inventory of Homes for Sale	12	5	- 58.3%	--	--	--
Months Supply of Inventory	9.6	2.9	- 69.8%	--	--	--

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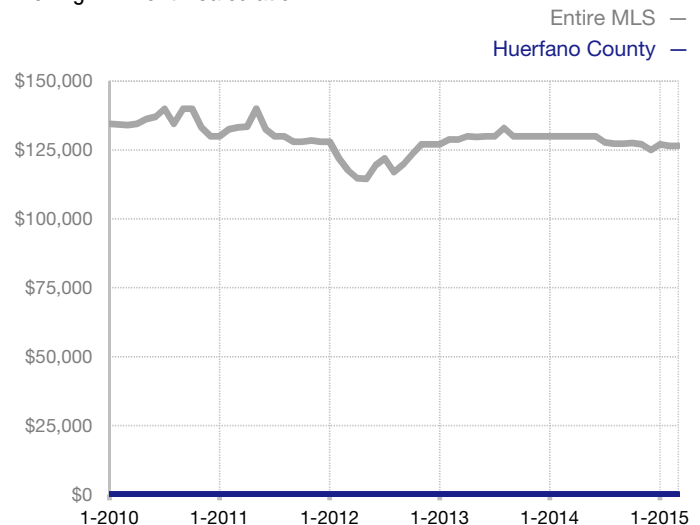
Townhouse-Condo Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

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Median Sales Price – Townhouse-Condo
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Fremont County

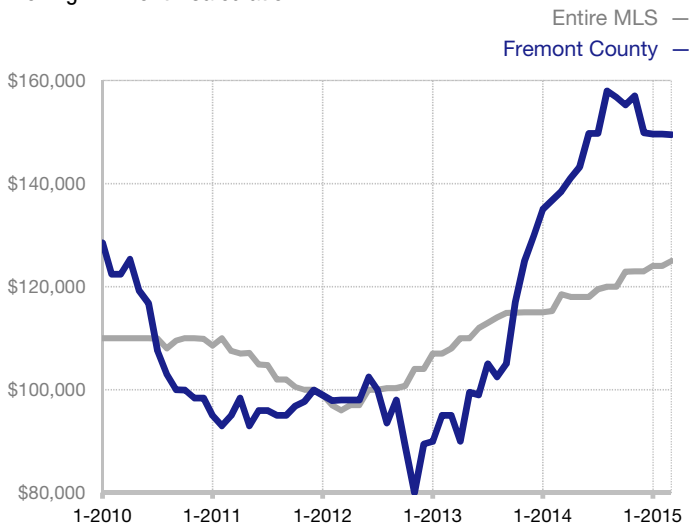
Single Family Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	14	8	- 42.9%	45	23	- 48.9%
Sold Listings	6	5	- 16.7%	15	11	- 26.7%
Median Sales Price*	\$154,500	\$119,000	- 23.0%	\$134,250	\$85,000	- 36.7%
Average Sales Price*	\$164,167	\$225,380	+ 37.3%	\$183,429	\$158,882	- 13.4%
Percent of List Price Received*	94.5%	94.3%	- 0.2%	95.4%	92.7%	- 2.8%
Days on Market Until Sale	138	115	- 16.7%	163	161	- 1.2%
Inventory of Homes for Sale	82	47	- 42.7%	--	--	--
Months Supply of Inventory	14.9	6.3	- 57.7%	--	--	--

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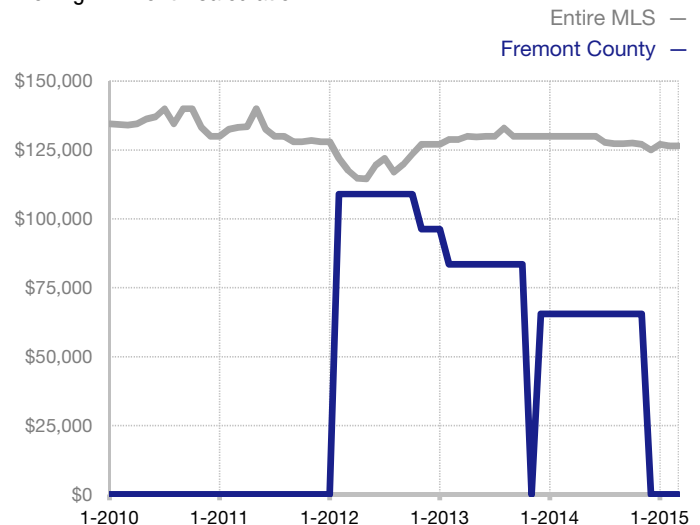
Townhouse-Condo Key Metrics	March			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 03-2014	Thru 03-2015	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation



Monthly Indicators



March 2015

Percent changes calculated using year-over-year comparisons.

New Listings were up 0.4 percent for single family homes and 112.5 percent for townhouse-condo properties. Pending Sales decreased 73.4 percent for single family homes and 100.0 percent for townhouse-condo properties.

The Median Sales Price was up 7.8 percent to \$139,350 for single family homes and 45.2 percent to \$225,000 for townhouse-condo properties. Days on Market decreased 3.4 percent for single family homes but increased 29.5 percent for condo properties.

On average, more people are employed and making more money than they were at this time last year. The jobs picture, as a whole, looks promising. Employment drives home-buying activity, so it is ever critical to watch labor statistics as a key indicator for the residential real estate market. Coupled with the mostly positive jobs picture, it is widely expected that mortgage rates will remain as they are for at least the first two quarters of the year.

Activity Snapshot

+ 10.6%	+ 7.6%	- 3.6%
One-Year Change in Sold Listings All Properties	One-Year Change in Median Sales Price All Properties	One-Year Change in Active Listings All Properties

Residential real estate activity in Pueblo County, comprised of single-family properties, townhomes and condominiums. Percent changes are calculated using rounded figures.

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Single Family Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.



Key Metrics	Historical Sparkbars	3-2014	3-2015	Percent Change	YTD 2014	YTD 2015	Percent Change
New Listings		242	243	+ 0.4%	694	638	- 8.1%
Pending Sales		184	49	- 73.4%	499	309	- 38.1%
Sold Listings		158	173	+ 9.5%	430	423	- 1.6%
Median Sales Price		\$129,250	\$139,350	+ 7.8%	\$114,450	\$129,400	+ 13.1%
Avg. Sales Price		\$131,092	\$144,312	+ 10.1%	\$121,145	\$135,199	+ 11.6%
Pct. of List Price Received		95.7%	96.6%	+ 0.9%	96.1%	96.5%	+ 0.4%
Days on Market		118	114	- 3.4%	121	120	- 0.8%
Affordability Index		305	331	+ 8.5%	305	331	+ 8.5%
Active Listings		863	818	- 5.2%	--	--	--
Months Supply		5.1	4.6	- 9.8%	--	--	--

Townhouse-Condo Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.

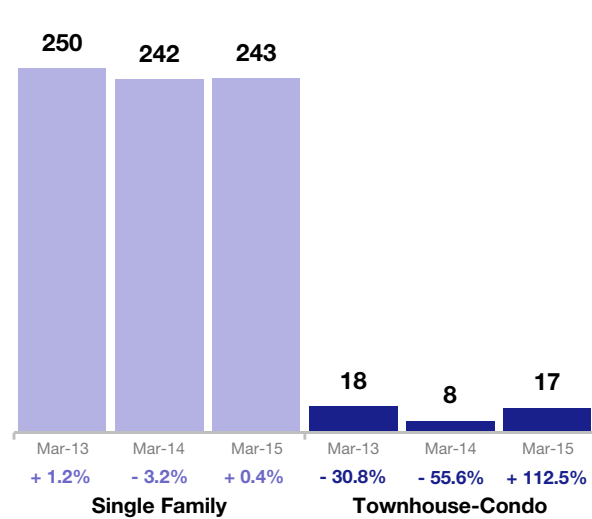


Key Metrics	Historical Sparkbars	3-2014	3-2015	Percent Change	YTD 2014	YTD 2015	Percent Change
New Listings		8	17	+ 112.5%	30	39	+ 30.0%
Pending Sales		6	0	- 100.0%	15	6	- 60.0%
Sold Listings		3	5	+ 66.7%	9	14	+ 55.6%
Median Sales Price		\$155,000	\$225,000	+ 45.2%	\$105,000	\$134,500	+ 28.1%
Avg. Sales Price		\$125,667	\$192,000	+ 52.8%	\$97,811	\$151,229	+ 54.6%
Pct. of List Price Received		95.0%	97.2%	+ 2.3%	96.5%	98.0%	+ 1.6%
Days on Market		149	193	+ 29.5%	88	131	+ 48.9%
Affordability Index		373	405	+ 8.6%	373	405	+ 8.6%
Active Listings		44	56	+ 27.3%	--	--	--
Months Supply		6.3	7.1	+ 12.7%	--	--	--

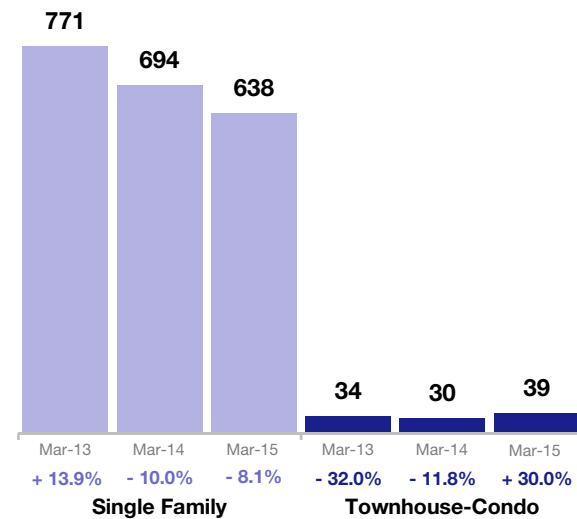
New Listings



March

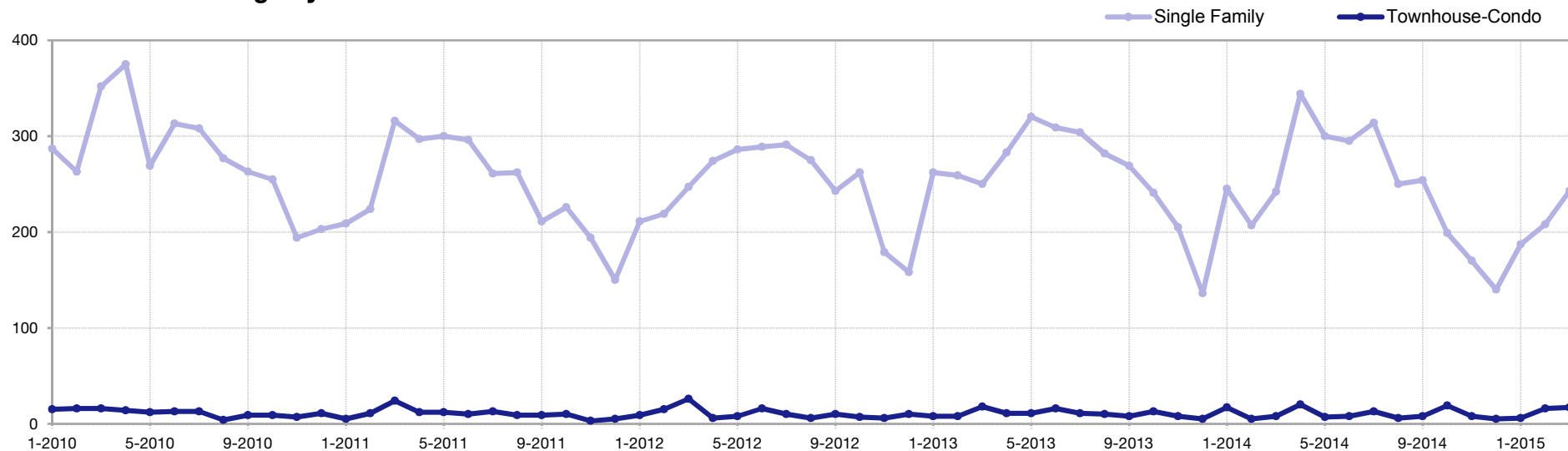


Year to Date



New Listings	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	344	+21.6%	20	+81.8%
May-2014	300	-6.3%	7	-36.4%
Jun-2014	295	-4.5%	8	-50.0%
Jul-2014	314	+3.3%	13	+18.2%
Aug-2014	250	-11.3%	6	-40.0%
Sep-2014	254	-5.6%	8	0.0%
Oct-2014	199	-17.4%	19	+46.2%
Nov-2014	170	-17.1%	8	0.0%
Dec-2014	140	+2.9%	5	0.0%
Jan-2015	187	-23.7%	6	-64.7%
Feb-2015	208	+0.5%	16	+220.0%
Mar-2015	243	+0.4%	17	+112.5%

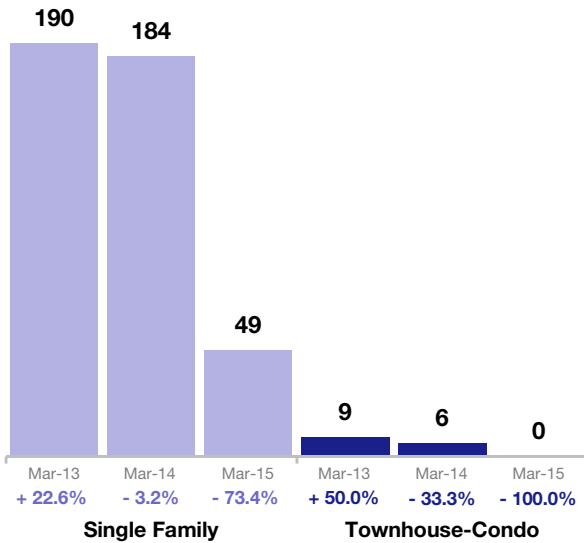
Historical New Listings by Month



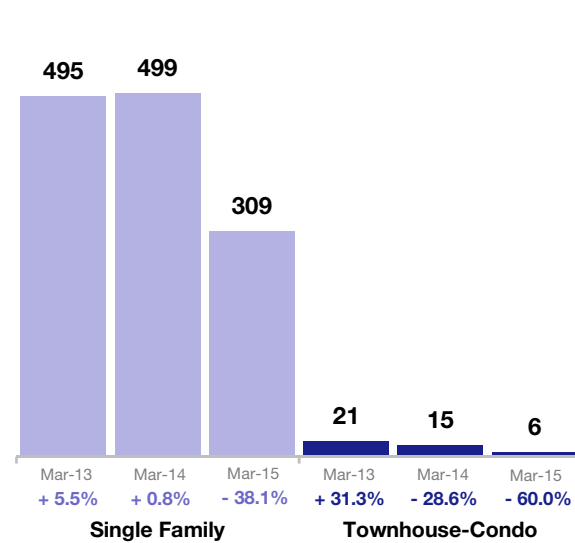
Pending Sales



March

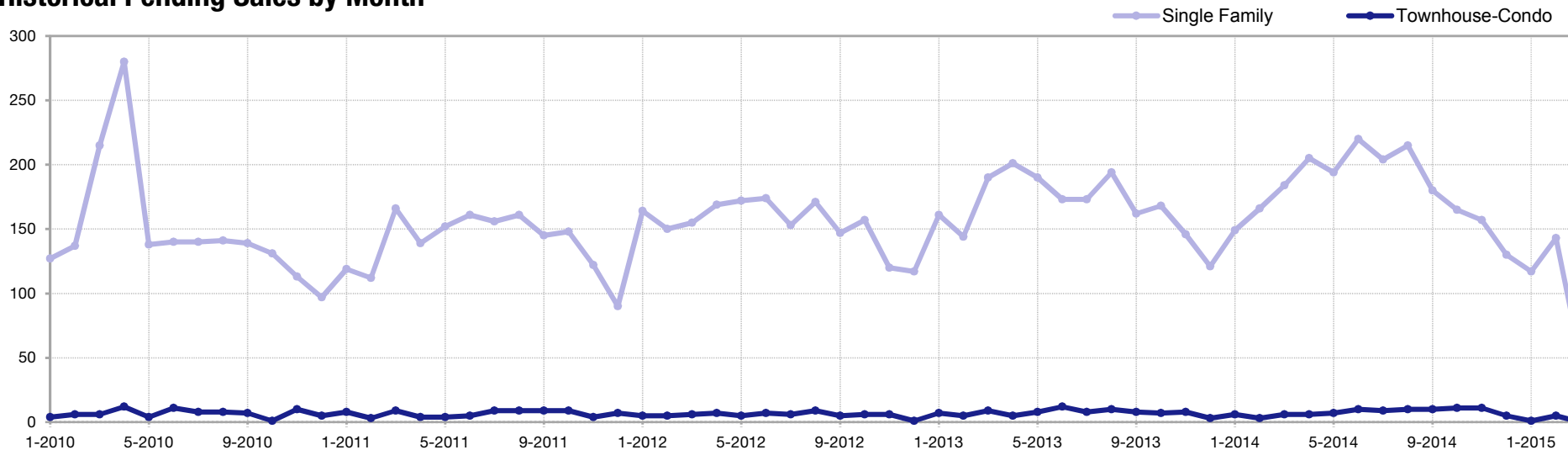


Year to Date



Pending Sales	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	205	+2.0%	6	+20.0%
May-2014	194	+2.1%	7	-12.5%
Jun-2014	220	+27.2%	10	-16.7%
Jul-2014	204	+17.9%	9	+12.5%
Aug-2014	215	+10.8%	10	0.0%
Sep-2014	180	+11.1%	10	+25.0%
Oct-2014	165	-1.8%	11	+57.1%
Nov-2014	157	+7.5%	11	+37.5%
Dec-2014	130	+7.4%	5	+66.7%
Jan-2015	117	-21.5%	1	-83.3%
Feb-2015	143	-13.9%	5	+66.7%
Mar-2015	49	-73.4%	0	-100.0%

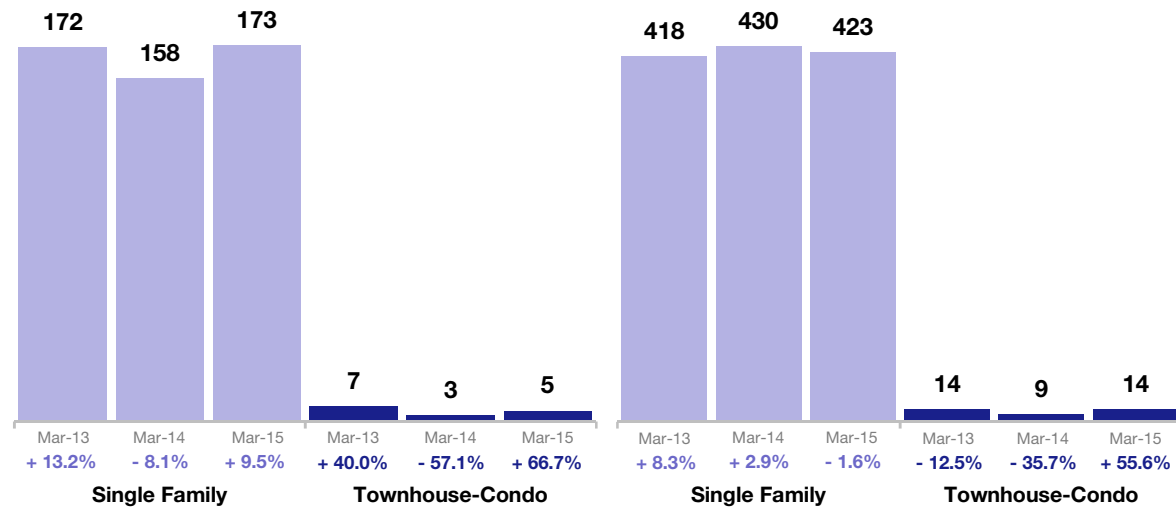
Historical Pending Sales by Month



Sold Listings

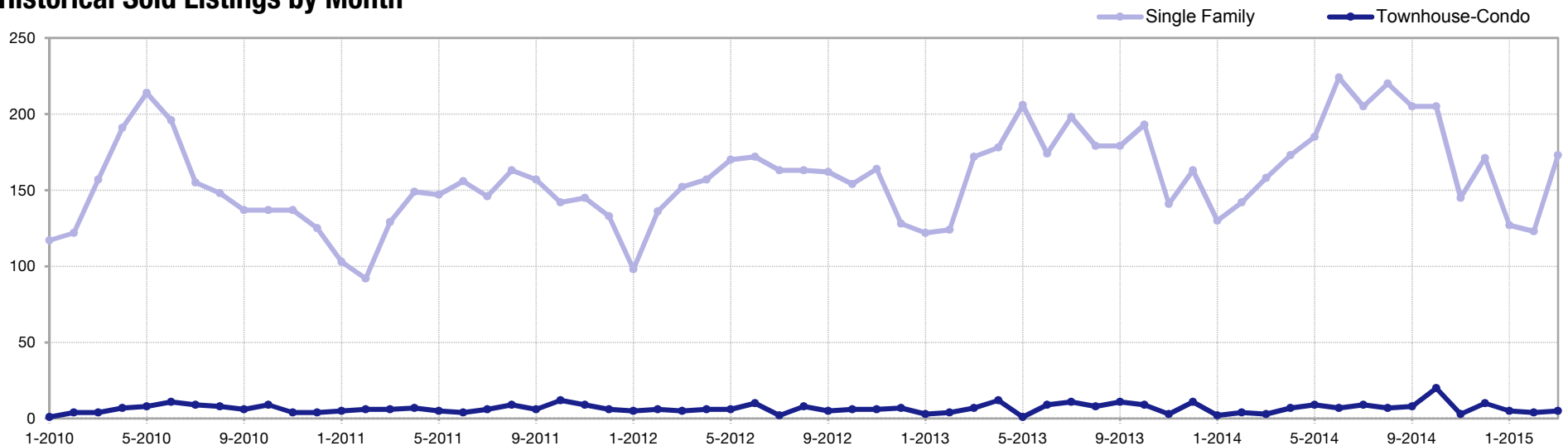


March



Sold Listings	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	173	-2.8%	7	-41.7%
May-2014	185	-10.2%	9	+800.0%
Jun-2014	224	+28.7%	7	-22.2%
Jul-2014	205	+3.5%	9	-18.2%
Aug-2014	220	+22.9%	7	-12.5%
Sep-2014	205	+14.5%	8	-27.3%
Oct-2014	205	+6.2%	20	+122.2%
Nov-2014	145	+2.8%	3	0.0%
Dec-2014	171	+4.9%	10	-9.1%
Jan-2015	127	-2.3%	5	+150.0%
Feb-2015	123	-13.4%	4	0.0%
Mar-2015	173	+9.5%	5	+66.7%

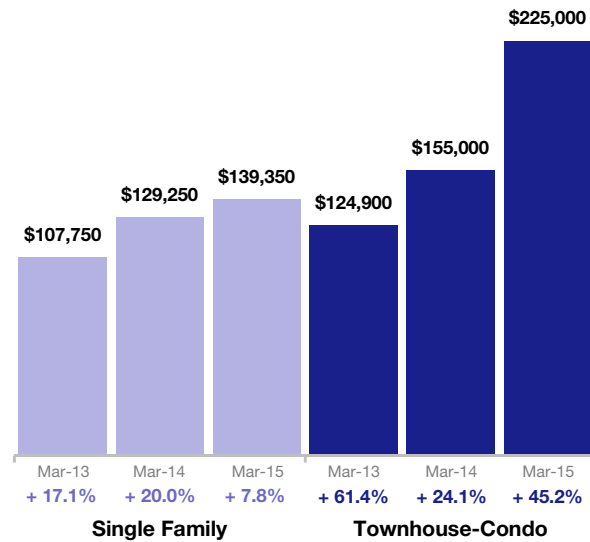
Historical Sold Listings by Month



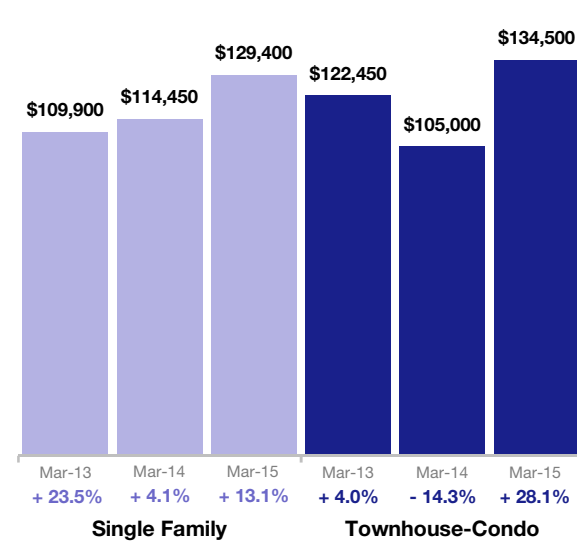
Median Sales Price



March

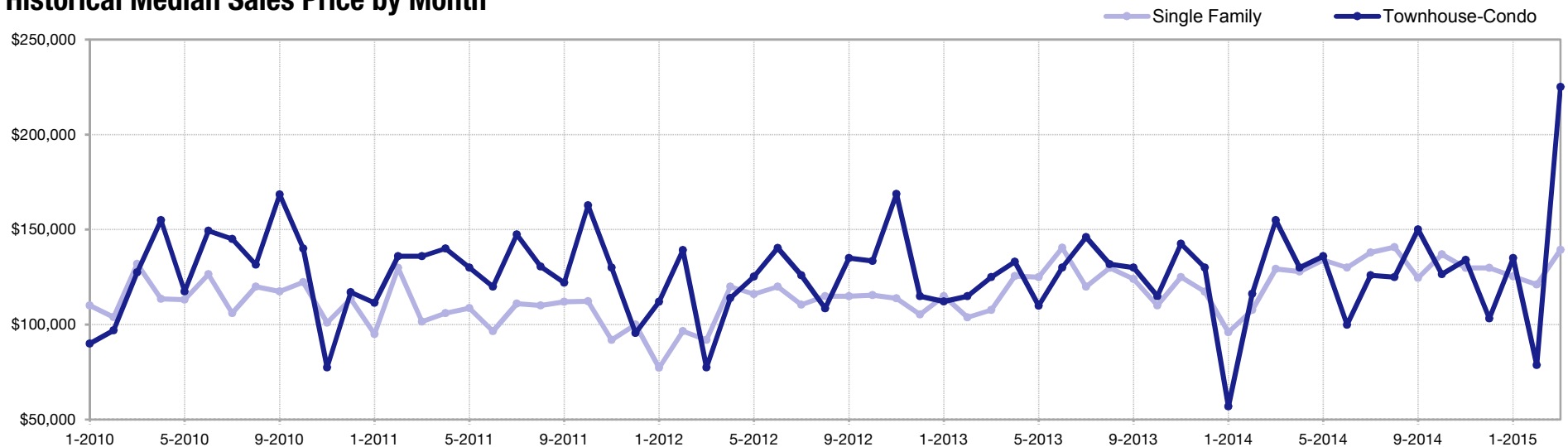


Year to Date



Median Sales Price	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	\$127,900	+1.9%	\$130,000	-2.3%
May-2014	\$134,000	+7.3%	\$136,000	+23.7%
Jun-2014	\$130,000	-7.5%	\$99,900	-23.2%
Jul-2014	\$138,000	+15.0%	\$126,000	-13.7%
Aug-2014	\$140,750	+8.4%	\$125,000	-5.1%
Sep-2014	\$124,500	+0.4%	\$150,000	+15.4%
Oct-2014	\$137,000	+24.5%	\$126,500	+10.0%
Nov-2014	\$129,900	+3.9%	\$134,000	-6.0%
Dec-2014	\$129,900	+10.7%	\$103,200	-20.6%
Jan-2015	\$125,450	+30.7%	\$135,000	+137.3%
Feb-2015	\$121,000	+12.3%	\$78,700	-32.3%
Mar-2015	\$139,350	+7.8%	\$225,000	+45.2%

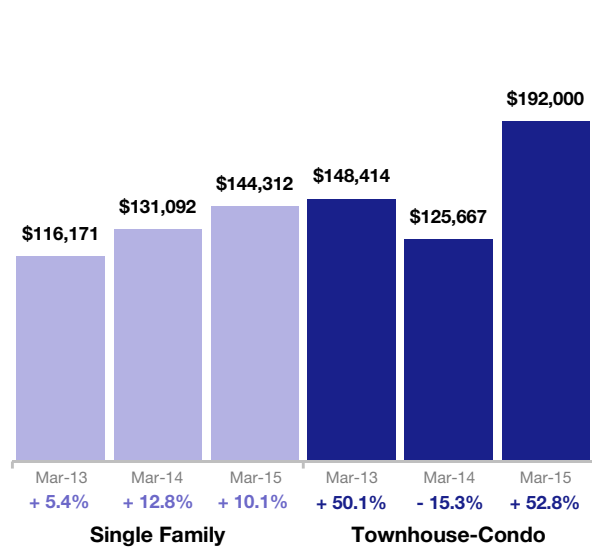
Historical Median Sales Price by Month



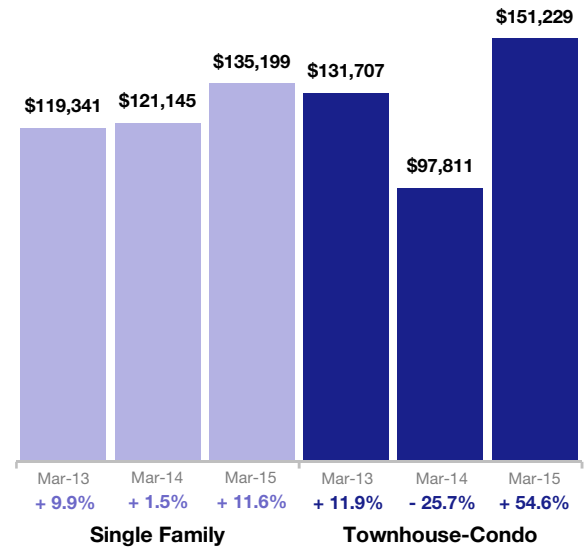
Average Sales Price



March

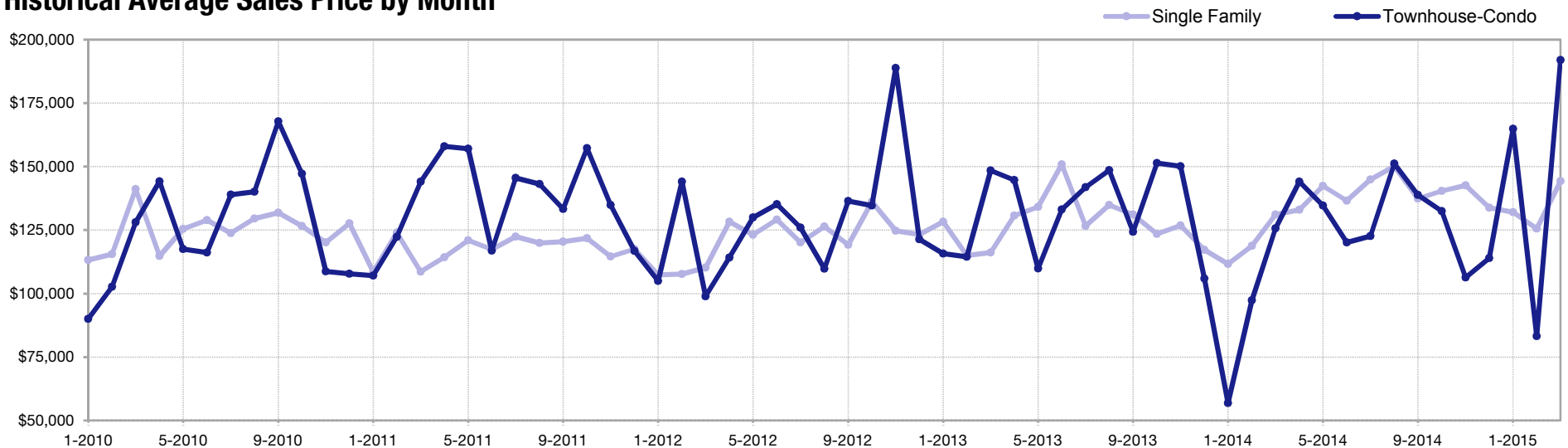


Year to Date



Avg. Sales Price	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	\$133,005	+1.8%	\$144,036	-0.4%
May-2014	\$142,405	+6.2%	\$134,711	+22.6%
Jun-2014	\$136,515	-9.5%	\$120,093	-9.8%
Jul-2014	\$144,899	+14.5%	\$122,622	-13.5%
Aug-2014	\$150,092	+11.3%	\$151,200	+1.8%
Sep-2014	\$137,345	+4.7%	\$138,813	+11.7%
Oct-2014	\$140,377	+13.7%	\$132,515	-12.5%
Nov-2014	\$142,656	+12.5%	\$106,333	-29.2%
Dec-2014	\$133,846	+14.2%	\$113,980	+7.7%
Jan-2015	\$132,052	+18.2%	\$164,900	+189.8%
Feb-2015	\$125,600	+5.8%	\$83,175	-14.6%
Mar-2015	\$144,312	+10.1%	\$192,000	+52.8%

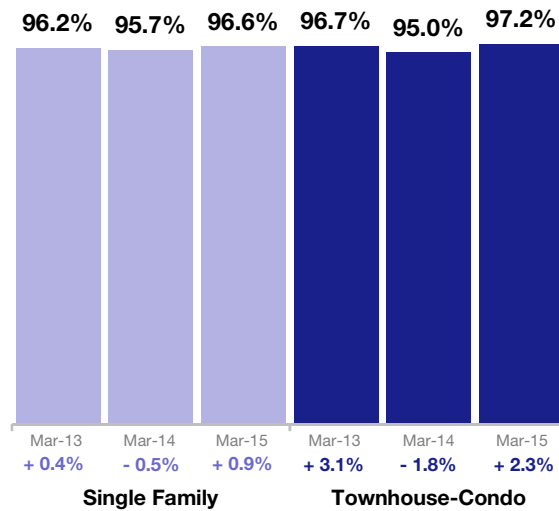
Historical Average Sales Price by Month



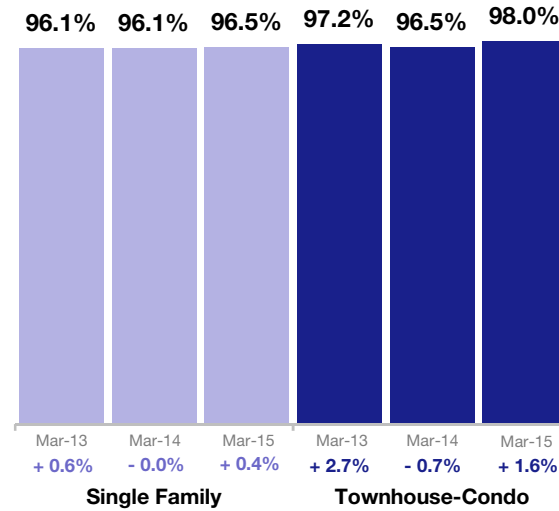
Percent of List Price Received



March

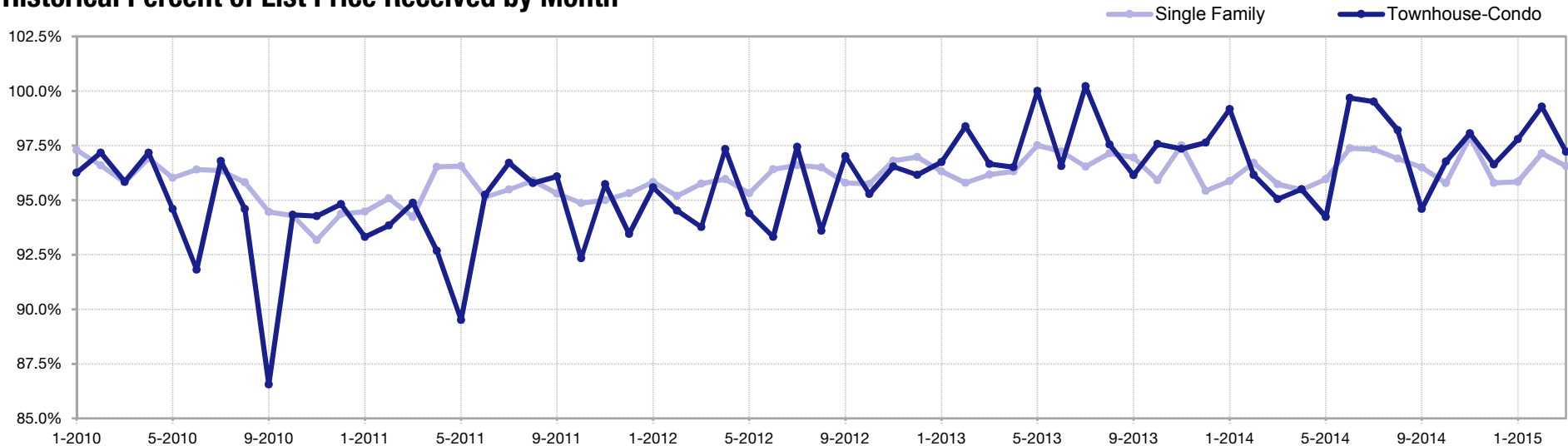


Year to Date



Pct. of List Price Received	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	95.5%	-0.8%	95.5%	-1.0%
May-2014	96.0%	-1.5%	94.2%	-5.8%
Jun-2014	97.4%	+0.2%	99.7%	+3.2%
Jul-2014	97.3%	+0.8%	99.5%	-0.7%
Aug-2014	96.9%	-0.2%	98.2%	+0.7%
Sep-2014	96.5%	-0.4%	94.6%	-1.6%
Oct-2014	95.8%	-0.1%	96.8%	-0.8%
Nov-2014	97.9%	+0.4%	98.1%	+0.7%
Dec-2014	95.8%	+0.4%	96.6%	-1.0%
Jan-2015	95.8%	-0.1%	97.8%	-1.4%
Feb-2015	97.2%	+0.5%	99.3%	+3.2%
Mar-2015	96.6%	+0.9%	97.2%	+2.3%

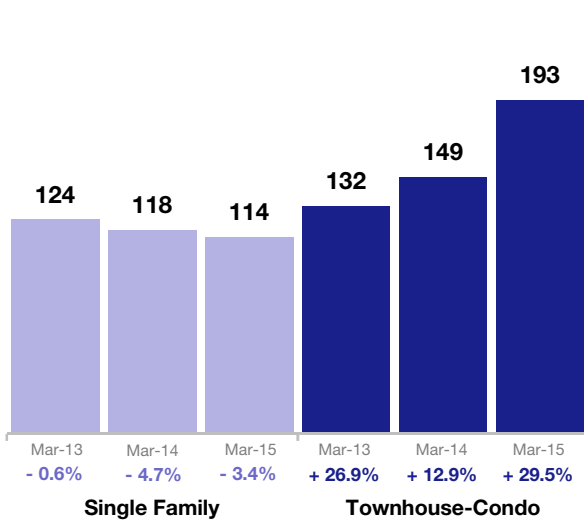
Historical Percent of List Price Received by Month



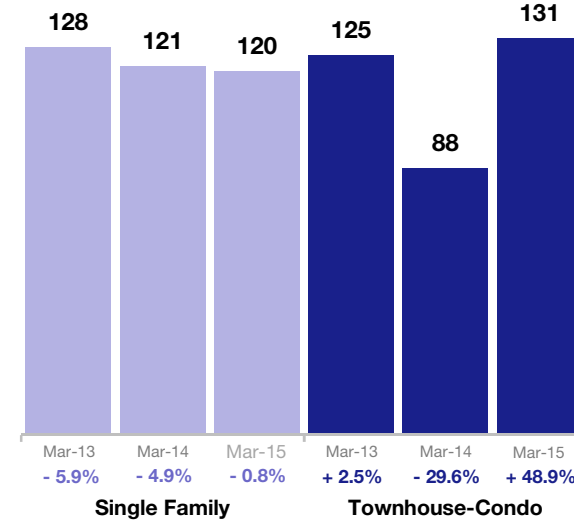
Days on Market Until Sale



March

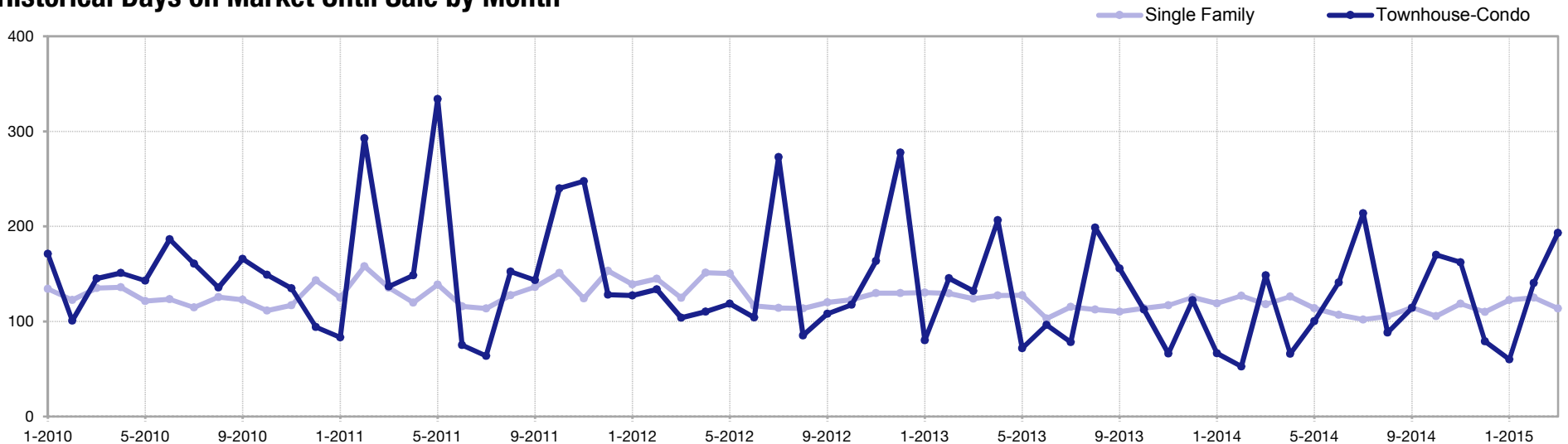


Year to Date



Days on Market Until Sale	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	126	-0.8%	66	-68.1%
May-2014	114	-10.9%	100	+38.9%
Jun-2014	107	+3.9%	141	+46.9%
Jul-2014	102	-11.3%	214	+174.4%
Aug-2014	105	-6.3%	88	-55.8%
Sep-2014	115	+4.5%	114	-26.9%
Oct-2014	106	-7.0%	170	+50.4%
Nov-2014	119	+1.7%	162	+145.5%
Dec-2014	110	-12.7%	79	-35.2%
Jan-2015	123	+3.4%	60	-10.4%
Feb-2015	125	-1.6%	141	+166.0%
Mar-2015	114	-3.4%	193	+29.5%

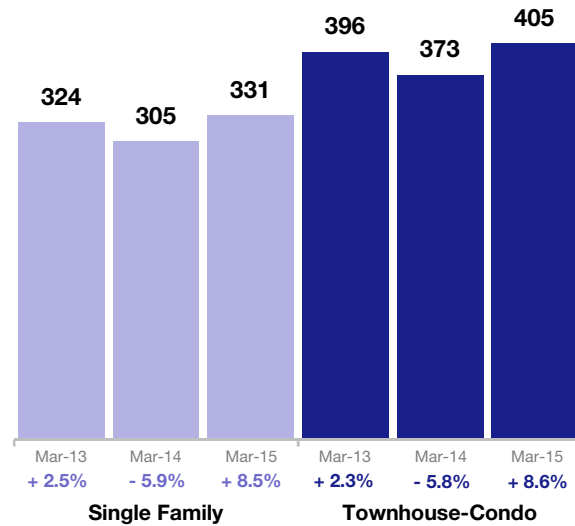
Historical Days on Market Until Sale by Month



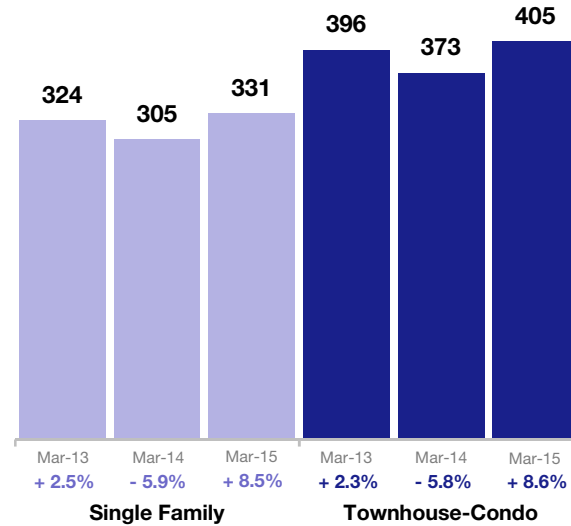
Housing Affordability Index



March

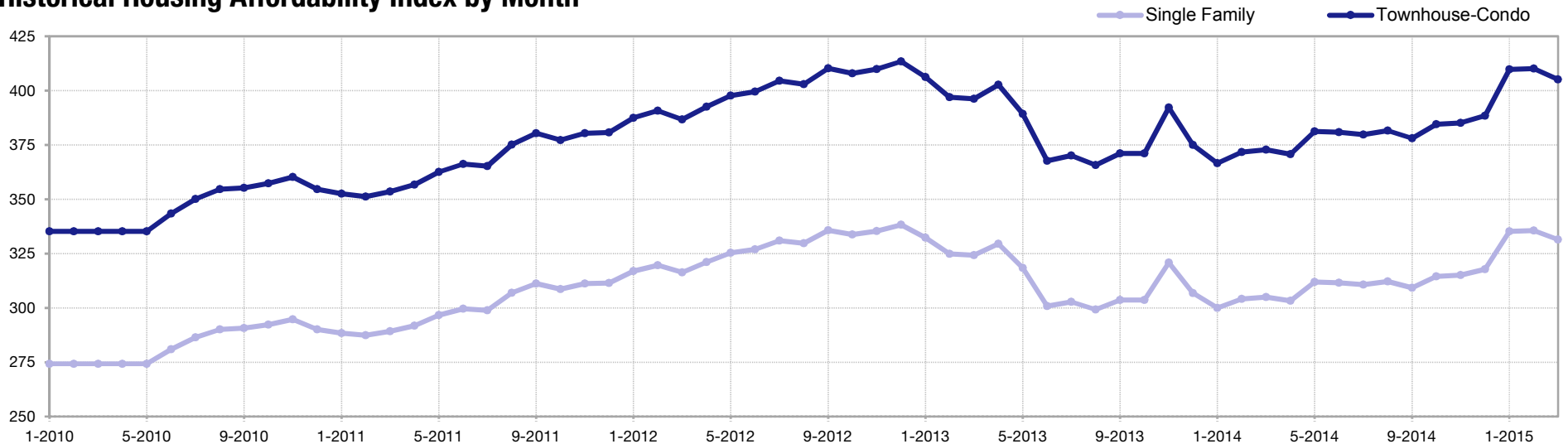


Year to Date



Housing Affordability Index	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	303	-7.9%	371	-7.9%
May-2014	312	-1.9%	381	-2.1%
Jun-2014	312	+3.7%	381	+3.5%
Jul-2014	311	+2.6%	380	+2.7%
Aug-2014	312	+4.3%	382	+4.4%
Sep-2014	309	+1.6%	378	+1.9%
Oct-2014	315	+3.6%	384	+3.5%
Nov-2014	315	-1.9%	385	-1.8%
Dec-2014	318	+3.6%	388	+3.5%
Jan-2015	335	+11.7%	410	+11.7%
Feb-2015	336	+10.5%	410	+10.2%
Mar-2015	331	+8.5%	405	+8.6%

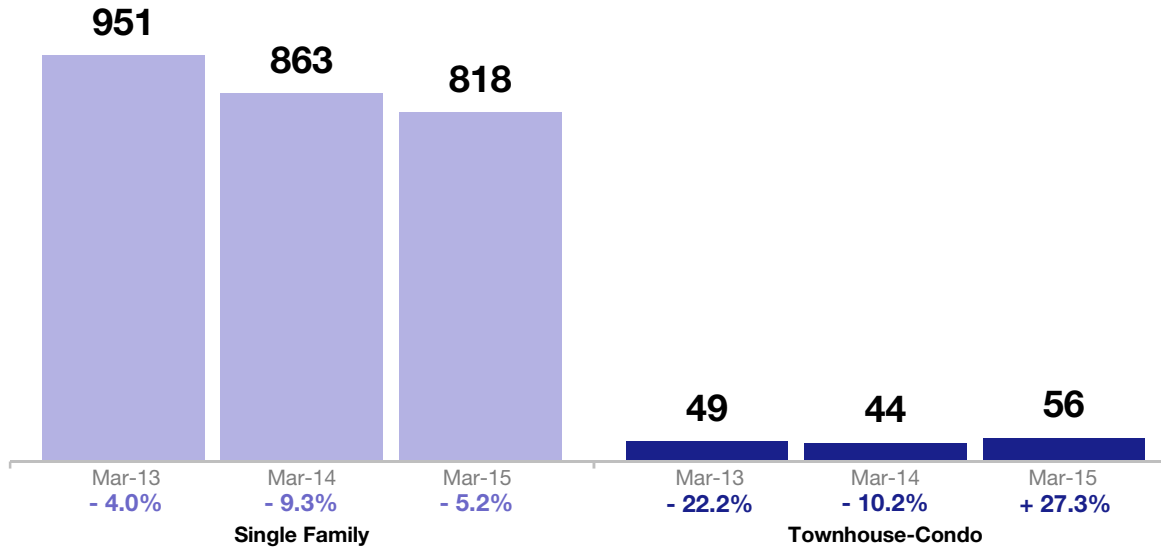
Historical Housing Affordability Index by Month



Inventory of Active Listings

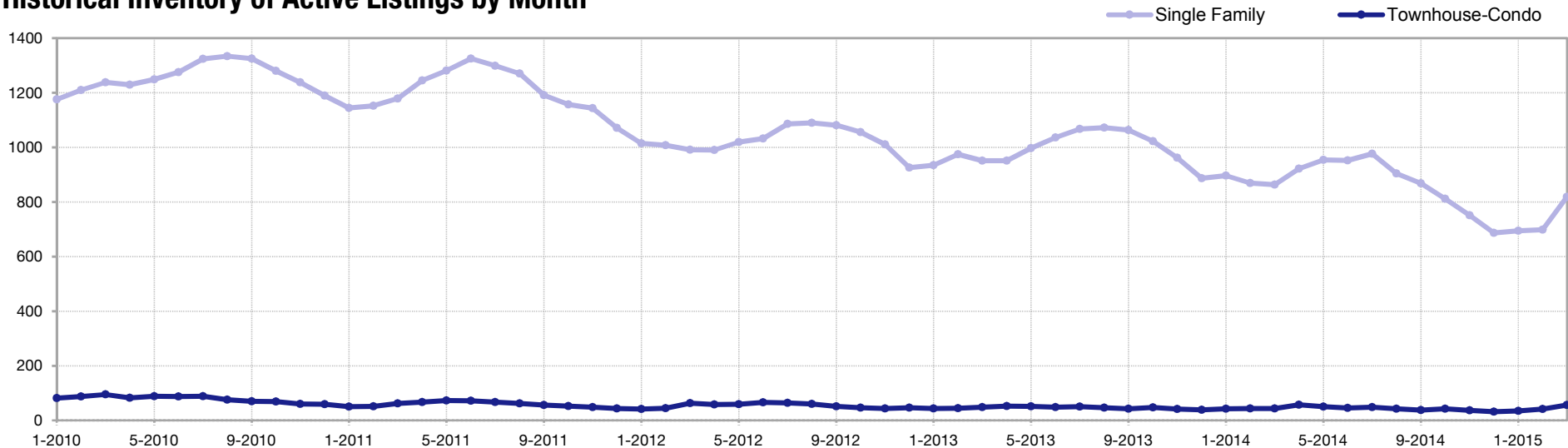


March



Inventory of Active Listings	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	922	-3.0%	57	+7.5%
May-2014	954	-4.3%	51	-1.9%
Jun-2014	952	-8.1%	46	-6.1%
Jul-2014	977	-8.4%	49	-3.9%
Aug-2014	904	-15.7%	43	-8.5%
Sep-2014	868	-18.3%	38	-11.6%
Oct-2014	812	-20.5%	43	-10.4%
Nov-2014	751	-21.9%	37	-11.9%
Dec-2014	687	-22.5%	32	-17.9%
Jan-2015	695	-22.5%	35	-18.6%
Feb-2015	698	-19.7%	42	-4.5%
Mar-2015	818	-5.2%	56	+27.3%

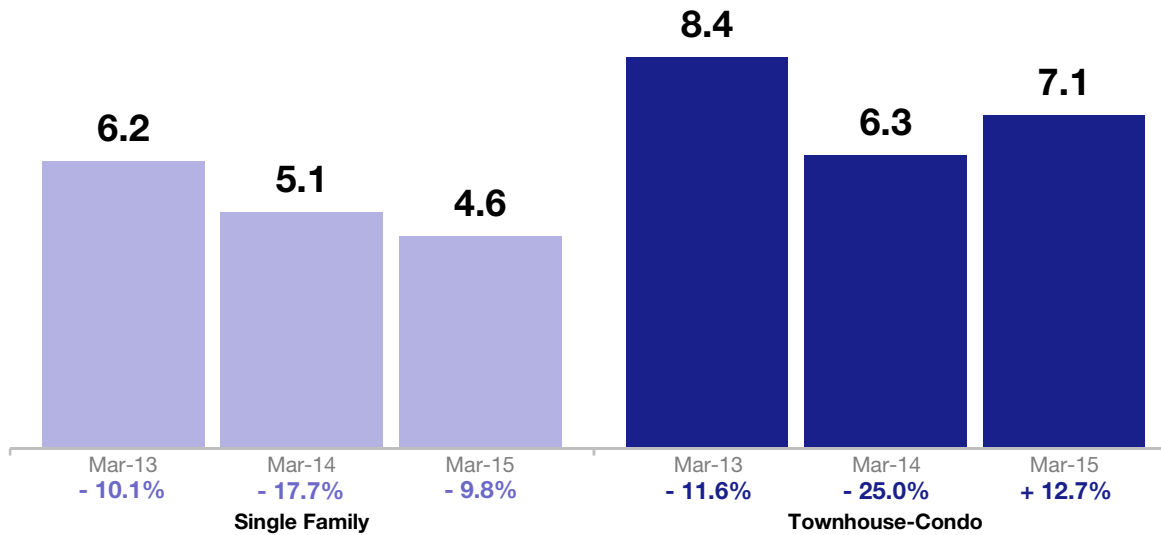
Historical Inventory of Active Listings by Month



Months Supply of Inventory

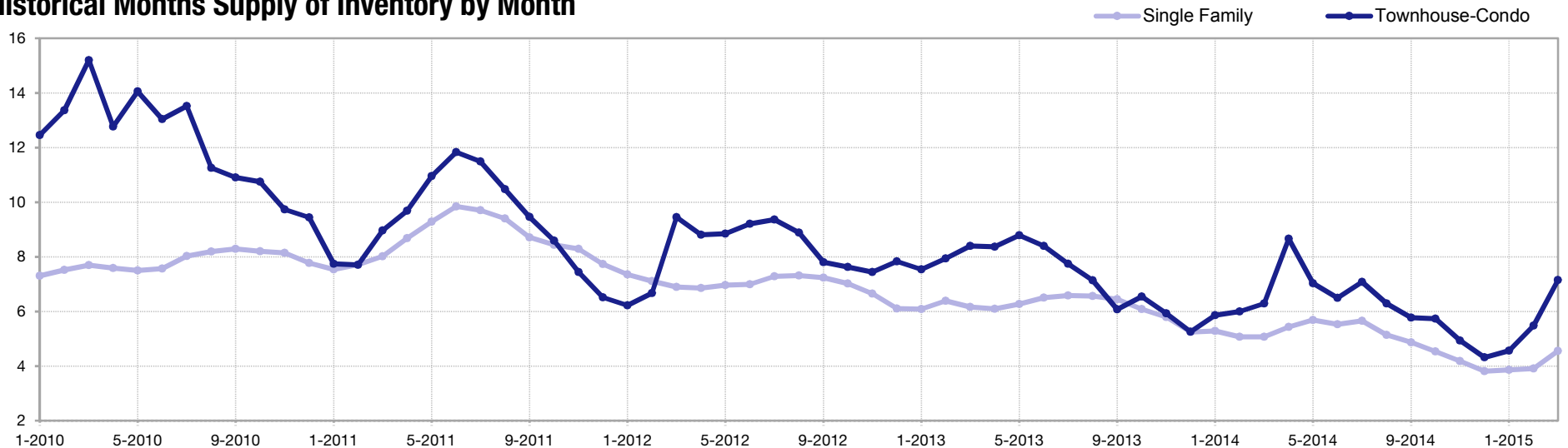


March



Months Supply of Inventory	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2014	5.4	-11.5%	8.7	+3.6%
May-2014	5.7	-9.5%	7.0	-20.5%
Jun-2014	5.5	-15.4%	6.5	-22.6%
Jul-2014	5.7	-13.6%	7.1	-7.8%
Aug-2014	5.1	-22.7%	6.3	-11.3%
Sep-2014	4.9	-23.4%	5.8	-4.9%
Oct-2014	4.5	-26.2%	5.7	-12.3%
Nov-2014	4.2	-27.6%	4.9	-16.9%
Dec-2014	3.8	-26.9%	4.3	-18.9%
Jan-2015	3.9	-26.4%	4.6	-22.0%
Feb-2015	3.9	-23.5%	5.5	-8.3%
Mar-2015	4.6	-9.8%	7.1	+12.7%

Historical Months Supply of Inventory by Month



Total Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.



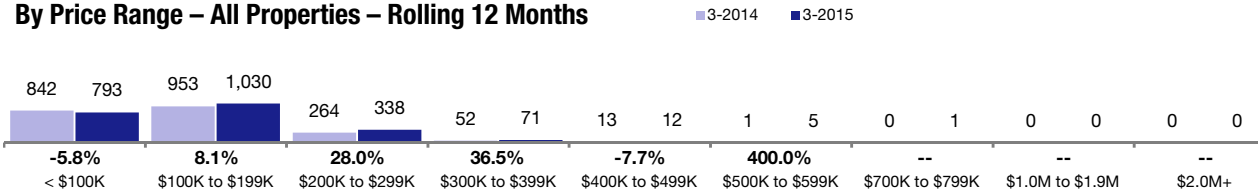
Key Metrics	Historical Sparkbars	3-2014	3-2015	Percent Change	YTD 2014	YTD 2015	Percent Change
New Listings		250	260	+ 4.0%	724	677	- 6.5%
Pending Sales		190	49	- 74.2%	514	315	- 38.7%
Sold Listings		161	178	+ 10.6%	439	437	- 0.5%
Median Sales Price		\$130,000	\$139,900	+ 7.6%	\$114,000	\$129,950	+ 14.0%
Avg. Sales Price		\$130,991	\$145,659	+ 11.2%	\$120,666	\$135,716	+ 12.5%
Pct. of List Price Received		95.7%	96.6%	+ 0.9%	96.1%	96.6%	+ 0.5%
Days on Market		119	116	- 2.5%	121	120	- 0.8%
Affordability Index		309	336	+ 8.7%	309	336	+ 8.7%
Active Listings		907	874	- 3.6%	--	--	--
Months Supply		5.1	4.7	- 7.8%	--	--	--

Sold Listings

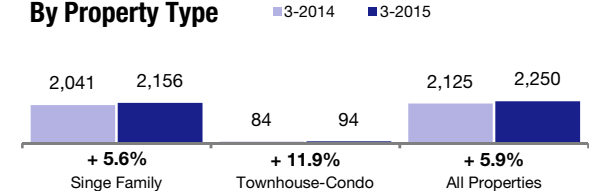
Actual sales that have closed in a given month.



By Price Range – All Properties – Rolling 12 Months



By Property Type



Rolling 12 Months

By Price Range	Single Family			Condo		
	3-2014	3-2015	Change	3-2014	3-2015	Change
\$99,999 and Below	817	769	-5.9%	25	24	-4.0%
\$100,000 to \$199,999	904	971	+7.4%	49	59	+20.4%
\$200,000 to \$299,999	254	328	+29.1%	10	10	0.0%
\$300,000 to \$399,999	52	70	+34.6%	0	1	--
\$400,000 to \$499,999	13	12	-7.7%	0	0	--
\$500,000 to \$699,999	1	5	+400.0%	0	0	--
\$700,000 to \$999,999	0	1	--	0	0	--
\$1,000,000 to \$1,999,999	0	0	--	0	0	--
\$2,000,000 and Above	0	0	--	0	0	--
All Price Ranges	2,041	2,156	+5.6%	84	94	+11.9%

Compared to Prior Month

By Price Range	Single Family			Condo		
	2-2015	3-2015	Change	2-2015	3-2015	Change
\$99,999 and Below	52	57	+9.6%	2	1	-50.0%
\$100,000 to \$199,999	56	78	+39.3%	2	1	-50.0%
\$200,000 to \$299,999	10	30	+200.0%	0	3	--
\$300,000 to \$399,999	4	7	+75.0%	0	0	--
\$400,000 to \$499,999	0	1	--	0	0	--
\$500,000 to \$699,999	1	0	-100.0%	0	0	--
\$700,000 to \$999,999	0	0	--	0	0	--
\$1,000,000 to \$1,999,999	0	0	--	0	0	--
\$2,000,000 and Above	0	0	--	0	0	--
All Price Ranges	123	173	+40.7%	4	5	+25.0%

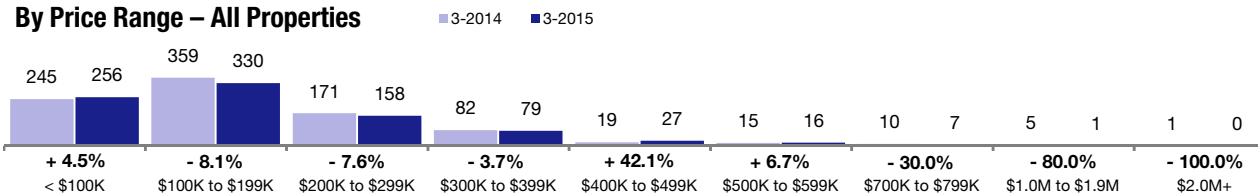
Year to Date

By Price Range	Single Family			Condo		
	3-2014	3-2015	Change	3-2014	3-2015	Change
\$99,999 and Below	188	159	-15.4%	4	3	-25.0%
\$100,000 to \$199,999	187	192	+2.7%	5	7	+40.0%
\$200,000 to \$299,999	45	55	+22.2%	0	4	--
\$300,000 to \$399,999	10	14	+40.0%	0	0	--
\$400,000 to \$499,999	0	2	--	0	0	--
\$500,000 to \$699,999	0	1	--	0	0	--
\$700,000 to \$999,999	0	0	--	0	0	--
\$1,000,000 to \$1,999,999	0	0	--	0	0	--
\$2,000,000 and Above	0	0	--	0	0	--
All Price Ranges	430	423	-1.6%	9	14	+55.6%

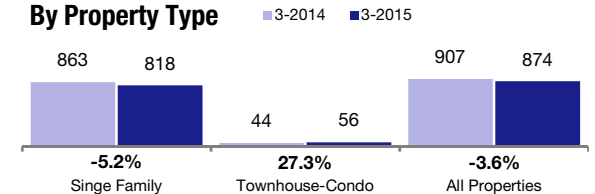
Inventory of Active Listings

A measure of the number of homes available for sale at a given time.

By Price Range – All Properties



By Property Type



Year over Year

By Price Range	Single Family			Condo		
	3-2014	3-2015	Change	3-2014	3-2015	Change
\$99,999 and Below	238	235	-1.3%	7	21	+200.0%
\$100,000 to \$199,999	327	304	-7.0%	32	26	-18.8%
\$200,000 to \$299,999	168	151	-10.1%	3	7	+133.3%
\$300,000 to \$399,999	80	77	-3.8%	2	2	0.0%
\$400,000 to \$499,999	19	27	+42.1%	0	0	--
\$500,000 to \$699,999	15	16	+6.7%	0	0	--
\$700,000 to \$999,999	10	7	-30.0%	0	0	--
\$1,000,000 to \$1,999,999	5	1	-80.0%	0	0	--
\$2,000,000 and Above	1	0	-100.0%	0	0	--
All Price Ranges	863	818	-5.2%	44	56	+27.3%

Compared to Prior Month

By Price Range	Single Family			Condo		
	2-2015	3-2015	Change	2-2015	3-2015	Change
\$99,999 and Below	217	235	+8.3%	16	21	+31.3%
\$100,000 to \$199,999	245	304	+24.1%	19	26	+36.8%
\$200,000 to \$299,999	124	151	+21.8%	6	7	+16.7%
\$300,000 to \$399,999	59	77	+30.5%	1	2	+100.0%
\$400,000 to \$499,999	27	27	0.0%	0	0	--
\$500,000 to \$699,999	18	16	-11.1%	0	0	--
\$700,000 to \$999,999	7	7	0.0%	0	0	--
\$1,000,000 to \$1,999,999	1	1	0.0%	0	0	--
\$2,000,000 and Above	0	0	--	0	0	--
All Price Ranges	698	818	+17.2%	42	56	+33.3%

Year to Date

By Price Range	Single Family			Condo		
	3-2014	3-2015	Change	3-2014	3-2015	Change
\$99,999 and Below	188	159	-15.4%	4	3	-25.0%
\$100,000 to \$199,999	187	192	+2.7%	5	7	+40.0%
\$200,000 to \$299,999	45	55	+22.2%	0	4	--
\$300,000 to \$399,999	10	14	+40.0%	0	0	--
\$400,000 to \$499,999	0	2	--	0	0	--
\$500,000 to \$699,999	0	1	--	0	0	--
\$700,000 to \$999,999	0	0	--	0	0	--
\$1,000,000 to \$1,999,999	0	0	--	0	0	--
\$2,000,000 and Above	0	0	--	0	0	--
All Price Ranges	430	423	-1.6%	9	14	+55.6%

There are no year-to-date figures for inventory because it is simply a snapshot frozen in time at the end of each month. It does not add up over a period of months.

Glossary of Terms

A research tool provided by the Colorado Association of REALTORS®



New Listings	A measure of how much new supply is coming onto the market from sellers.
Pending Sales	A count of all the listings that went into pending status during the reported period. Pending listings are counted at the end of the reported period. Each listing can only be counted one time. If a listing goes into Pending, out of Pending, then back into Pending all in one reported period, this listing would only be counted once. This is the most real-time measure possible for home buyer activity, as it measures signed contracts on sales rather than the actual closed sale. As such, it is called a "leading indicator" of buyer demand.
Sold Listings	A measure of home sales that were closed to completion during the report period.
Median Sales Price	A measure of home values in a market area where 50% of activity was higher and 50% was lower than this price point.
Average Sales Price	A sum of all home sales prices divided by total number of sales.
Percent of List Price Received	A mathematical calculation of the percent difference from last list price and sold price for those listings sold in the reported period.
Days on Market Until Sale	A measure of how long it takes homes to sell, on average.
Housing Affordability Index	A measure of how affordable a region's housing is to its consumers. A higher number means greater affordability. The index is based on interest rates, median sales price and average income by county.
Inventory of Active Listings	A measure of the number of homes available for sale at a given time. The availability of homes for sale has a big effect on supply-demand dynamics and home prices.
Months Supply of Inventory	A measure of how balanced the market is between buyers and sellers. It is expressed as the number of months it would hypothetically take to sell through all the available homes for sale, given current levels of home sales. A balanced market ranges from 4 to 7 months of supply. A buyer's market has a higher number, reflecting fewer buyers relative to homes for sale. A seller's market has a lower number, reflecting more buyers relative to homes for sale.