

Condominium/Townhomes 2001/2002
Source: Metrolist Inc. and Denver Board of REALTORS
Oct-02



Condominium/Townhome Three Month Sales

Total Sales Per Price Range	August 2002	September 2002	October 2002	3 Month Totals	12 Mo % Change	12 Month Mkt Share 2001/2002	12 Month Mkt Share 2000/2001
\$50,000 and less	0	0	7	7	7%	0%	0%
\$50 to \$69,999	17	7	16	40	-45%	2%	3%
\$70 to \$79,999	19	22	13	54	-37%	2%	3%
\$80 to \$89,999	34	36	22	92	-26%	3%	4%
\$90 to \$109,999	120	94	70	284	-26%	10%	12%
\$110 to \$149,999	403	322	311	1036	-13%	36%	39%
\$150 to \$199,999	406	298	265	969	21%	30%	23%
\$200 to \$299,999	152	129	113	394	4%	12%	11%
\$300 to \$499,999	57	42	38	137	24%	5%	4%
\$500,000 plus	16	7	15	38	4%	1%	1%

Condominium/Townhome Three Month Composite

Description	Aug-02	Sep-02	Oct-02			Three Mo. Change
Unit Sales 2002	1226	957	869	3052	3 mo total	-4%
Unit Sales 2001	1283	987	903	3173	3 mo total	
Median Price YTD 2002	148975	149000	149000	149000	YTD	6%
Median Price YTD 2001	139950	140000	140000	140000	YTD	
Median Price Actual 2002	153000	149900	150000			
Median Price Actual 2001	141689	141950	143250			
Average Price 2002	170195	165466	169528	168396	3 mo av	7%
Average Price 2001	158551	155016	157694	157087	3 mo av	
Dollar Volume 2002 (000)	208661	158351	147320	171444	3 mo av	12%
Dollar Volume 2001 (000)	163846	153001	142398	153082	3 mo av	
Inventory 2002	5548	5704	5929	5727	3 mo av	31%
Inventory 2001	4214	4373	4504	4364	3 mo av	
No. of Wks Reported 2002	5	4	4	13	total	
No. of Wks Reported 2001	5	4	4	13	total	

Condominium/Townhome Yearly Data

Description			12 Month Change
Unit Sales From November '01 to October '02	11489	year total	-6%
Unit Sales From November '00 to October '01	12163	year total	
Median Price October YTD 2002	149000	YTD	6%
Median Price October YTD 2001	140000	YTD	
Average Price From November '01 to October '02	167173	12 mo av	6%
Average Price From November '00 to October '01	157444	12 mo av	
Average Dollar (\$000) Volume From November '01 to October '02	160066	12 mo av	0%
Average Dollar (\$000) Volume From November '00 to October '01	160314	12 mo av	
Average Monthly Inventory From November '01 to October '02	4240	12 mo av	74%
Average Monthly Inventory From November '00 to October '01	2439	12 mo av	

Note: This representation is based in whole or in part on data supplied by the Denver Board of REALTORS or Metrolist Inc. Neither the Denver Board of REALTORS or Metrolist Inc. guarantee or is in any way responsible for its accuracy. Data maintained by Denver Board of REALTORS or Metrolist Inc. may not reflect all real estate activity in the market.