

MONTHLY AREA STATISTICS March 1 - 31, 2005/2006

as supplied by Metrolist. Information deemed reliable but not guaranteed.

Does not include all new builders.

All information is subject to change and should be independently verified.

MARCH

		Active Listings		Average Asking Price		Number Sold		Absorption Rate *		Average Selling Price		Days on Market	
		2005	2006	2005	2006	2005	2006	2005	2006	2005	2006	2005	2006
Single Family													
Jefferson County Central	JFC	273	355	\$284,253	\$267,874	57	58	4.8	6.1	\$236,583	\$230,744	88	107
Jefferson County North	JFN	228	221	252,043	256,022	47	52	4.9	4.3	245,844	241,687	87	95
Jefferson County South	JFS	524	610	377,682	403,668	163	136	3.2	4.5	323,837	348,688	86	87
Jefferson County West Golden	JFW	220	279	447,528	495,608	60	61	3.7	4.6	394,436	385,331	116	92
Jefferson County North Central	JNC	537	613	296,485	318,333	111	110	4.8	5.6	251,942	255,879	82	89
Jefferson County South Central	JSC	377	465	344,557	344,754	87	110	4.3	4.2	254,018	276,974	83	97
Totals		2,159	2,543			525	527	4.1	4.8				
Metrolist Areas Totals		16,781	19,642	\$371,665	\$389,291	3,207	3,432	5.2	5.7	\$303,590	\$313,339	91	99

		Active Listings		Average Asking Price		Number Sold		Absorption Rate *		Average Selling Price		Days on Market	
		2005	2006	2005	2006	2005	2006	2005	2006	2005	2006	2005	2006
Condo/Townhouse													
Jefferson County Central	JFC	133	188	\$140,796	\$163,375	12	13	11.1	14.5	\$137,360	\$141,101	77	171
Jefferson County North	JFN	71	94	163,825	160,622	9	18	7.9	5.2	173,304	150,364	78	73
Jefferson County South	JFS	360	322	173,144	167,836	59	47	6.1	6.9	174,763	177,776	102	104
Jefferson County West Golden	JFW	67	75	171,569	188,443	13	18	5.2	4.2	142,378	189,256	89	77
Jefferson County North Central	JNC	186	220	163,798	164,263	24	26	7.8	8.5	171,765	153,342	104	114
Jefferson County South Central	JSC	369	426	155,229	155,466	49	60	7.5	7.1	147,050	153,036	123	125
Totals		1186	1325			166	182	7.1	7.3				
Metrolist Areas Totals		7076	7283	\$199,943	\$202,357	906	714	7.8	10.2	\$184,573	\$175,422	114	126

* Based on the assumption that sales stayed the same and no more listings came on the market, it would take this number of months for the existing inventory to be completely sold.

MARCH

Mountain Single Family

		Active Listings		Average Asking Price		Number Sold		Absorption Rate *		Average Selling Price		Days on Market	
		2005	2006	2005	2006	2005	2006	2005	2006	2005	2006	2005	2006
		Mountain Clear Creek County	MCC	96	82	\$357,415	\$407,843	9	10	10.7	8.2	\$248,500	\$305,390
Mountain Conifer Pine	MCP	222	209	466,441	608,396	26	34	8.5	6.1	358,451	386,447	103	171
Mountain Evergreen North	MEN	138	163	880,414	806,773	21	19	6.6	8.6	519,419	413,479	128	112
Mountain Evergreen South	MES	97	99	568,763	541,890	12	12	8.1	8.3	352,625	358,033	105	126
Mountain Gilpin County	MGC	109	127	343,267	328,871	5	12	21.8	10.6	205,400	265,367	195	164
Mountain Jefferson County Central	MJC	99	121	852,922	862,199	17	7	5.8	17.3	525,552	469,129	173	78
Mountain Jefferson County North	MJN	40	36	880,646	1,032,814	5	4	8.0	9.0	534,942	205,375	215	328
Mountain Jefferson County South	MJS	16	10	781,431	572,780	1	-	16.0		269,000	-	24	-
Totals		817	847			96	98						

Condo/Townhouse

		Active Listings		Average Asking Price		Number Sold		Absorption Rate *		Average Selling Price		Days on Market	
		2005	2006	2005	2006	2005	2006	2005	2006	2005	2006	2005	2006
		Mountain Clear Creek County	MCC	17	25	\$116,300	\$104,100	1	-	17.0		\$85,000	-
Mountain Conifer Pine	MCP	-	-	-	-	-	-			-	-	-	-
Mountain Evergreen North	MEN	16	19	261,288	349,479	1	4	16.0	4.8	123,225	315,100	36	93
Mountain Evergreen South	MES	15	8	174,367	200,163	-	2		4.0	-	202,375	-	134
Mountain Gilpin County	MGC	-	1	-	245,000	-	-			-	-	-	-
Mountain Jefferson County Central	MJC	13	21	320,592	315,071	4	1	3.3	21.0	296,725	360,000	66	270
Mountain Jefferson County North	MJN	-	-	-	-	-	-			-	-	-	-
Mountain Jefferson County South	MJS	-	-	-	-	-	-			-	-	-	-
Totals		61	74			6	7						

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This report and brief analysis of home sales in Jefferson County is provided by the Jefferson County Association of REALTORS.

Above analysis provided by Norman Waugh, Metro Brokers, Waugh, past president of the Jefferson County Association of REALTORS