

Snowmass Village Comparison of Sales Jan & Feb 2009 to Same Time 2008 and 2007

Tim Estin/The Estin Report: 03/05/09

Snowmass Village- Condos

Year	Transactions	Original Price (Total \$)	Ask Price (Total \$)	Sold Price (Total \$)	% off Ask	\$ Sq FT	DOM
2007	13	\$ 83,168,999	\$ 82,232,999	\$ 76,915,750	-6%	\$ 1,551	154
	-31%			8%			
2008	9	\$ 90,908,999	\$ 89,271,999	\$ 82,990,751	-7%	\$ 1,746	192
	-78%			-96%			
2009	2	\$ 4,370,000	\$ 4,370,000	\$ 3,425,000	-22%	\$ 1,717	86

Snowmass Village - sfhms, twnhms, duplexes

Year	Transactions	Original Price (Total \$)	Ask Price (Total \$)	Sold Price (Total \$)	% off Ask	Avg \$ SqFt	DOM
2007	10	\$ 178,447,998	\$ 175,874,998	\$ 163,331,500	-7%	\$ 1,671	144
	-30%			-83%			
2008	7	\$ 43,825,000	\$ 43,115,000	\$ 41,564,304	-4%	\$ 1,226	140
	-100%						
2009	no sales	no sales	no sales	no sales	no sales	0	0

Days on Market

Summary: Jan & Feb 2009 Snowmass Village Sales Compared to Jan & Feb 2008

condos = # of transactions off 78% from same time last year

condos = discount to ask price -22% versus -7% last year last year

sf hms, twnhms, duplex = # of transactions, none, off -100% from same time last year

sf hms, twnhms, duplex = discount to ask price = no sales

Source Data: Aspen/Glenwood MLS. Dollar \$ amounts are for total dollar volume.