

Aspen & Snowmass Village Condo Activity: 1st Quarter Year over Year

Prepared:4/20/2009

Aspen Condos	# of Closings	Transaction % Change Yr over Yr	Sold \$ Price	Sold \$ Volume % Change Yr over Yr	Sold Price As % Of Ask Price	Price per LvH SqFt	Price/SqFt % Change Yr over Yr	Asking Price	Original List Price	Days On Market
Quarter										
1Q2005	46	x	\$ 47,703,270	x	95%	\$ 743	x	\$ 50,267,410	\$ 50,824,950	243
1Q2006	43	-7%	\$ 49,581,000	4%	97%	\$ 1,028	38%	\$ 51,117,500	\$ 51,352,000	154
1Q2007	32	-26%	\$ 36,476,800	-26%	95%	\$ 1,275	24%	\$ 38,542,000	\$ 38,472,000	125
1Q2008	13	-59%	\$ 18,408,875	-50%	95%	\$ 1,503	18%	\$ 19,443,000	\$ 19,783,000	101
1Q2009	8	-38%	\$ 14,683,751	-20%	87%	\$ 1,610	7%	\$ 16,810,399	\$ 17,811,599	263

Aspen Summary: Comparing 1Q09 to 1Q05 (Peak Year)

Dollar Volume: 1Q09 Vs 1Q05 = - 69% total, down avg. - 23%/yr since '05
 Transaction Volume: 1Q09 Vs 1Q05 = -81%, down total, avg. -33%/yr since '05
 Avg Price per SqFt: 1Q09 Vs 1Q05 = +117%, up avg. 22%/yr since '05
 Avg Days On Market: 1Q09 Vs 1Q05 = +8% total

Snowmass (SMV) Village Condos	# of Closings	Transaction % Change Yr over Yr	Sold Price	Sold Price % Change Yr over Yr	Sold Price As % Of Ask Price	Price per LvH SqFt	Price/SqFt % Change Yr over Yr	Asking Price	Original List Price	Days On Market
Quarter										
1Q2005	25	x	\$ 16,571,700	x	96%	\$ 541	x	\$ 17,227,000	\$ 17,447,250	247
1Q2006	18	-28%	\$ 16,603,000	0%	98%	\$ 770	42%	\$ 16,873,000	\$ 16,878,000	113
1Q2007	16	-11%	\$ 24,147,000	45%	97%	\$ 1,069	39%	\$ 24,958,000	\$ 24,628,000	106
1Q2008	12	-25%	\$ 12,100,085	-50%	97%	\$ 1,006	-6%	\$ 12,451,085	\$ 12,672,085	405
1Q2009	4	-67%	\$ 6,185,000	-49%	78%	\$ 1,327	32%	\$ 7,885,000	\$ 8,760,000	152

SMV Summary: Comparing 1Q09 to 1Q05 (Peak Year)

Dollar Volume: 1Q09 Vs 1Q05 = down -63% total, off avg. -13.5%/yr since '05
 Transaction Volume: 1Q09 Vs 1Q05 = down -84% total, off avg. -33%/yr since '05
 Avg Price per SqFt: 1Q09 Vs 1Q05 = + 145% total, up avg. +27%/yr since '05
 Avg Days On Marlet: 1Q09 Vs 1Q05 = +38% total

Current Inventory: 358 Total, Aspen & SMV, > \$200,000.

Aspen: = 222 units (incl. 52 unbuilt Boomerang Lodge units)
 Snowmass = 135 units

www.EstinAspen.com

Source Data: Aspen/Glenwood MLS - MLS records go back 5 yrs only

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Broker Associate/Mason Morse Real Estate