

Published Apr. 2009**

Location : ADA COUNTY

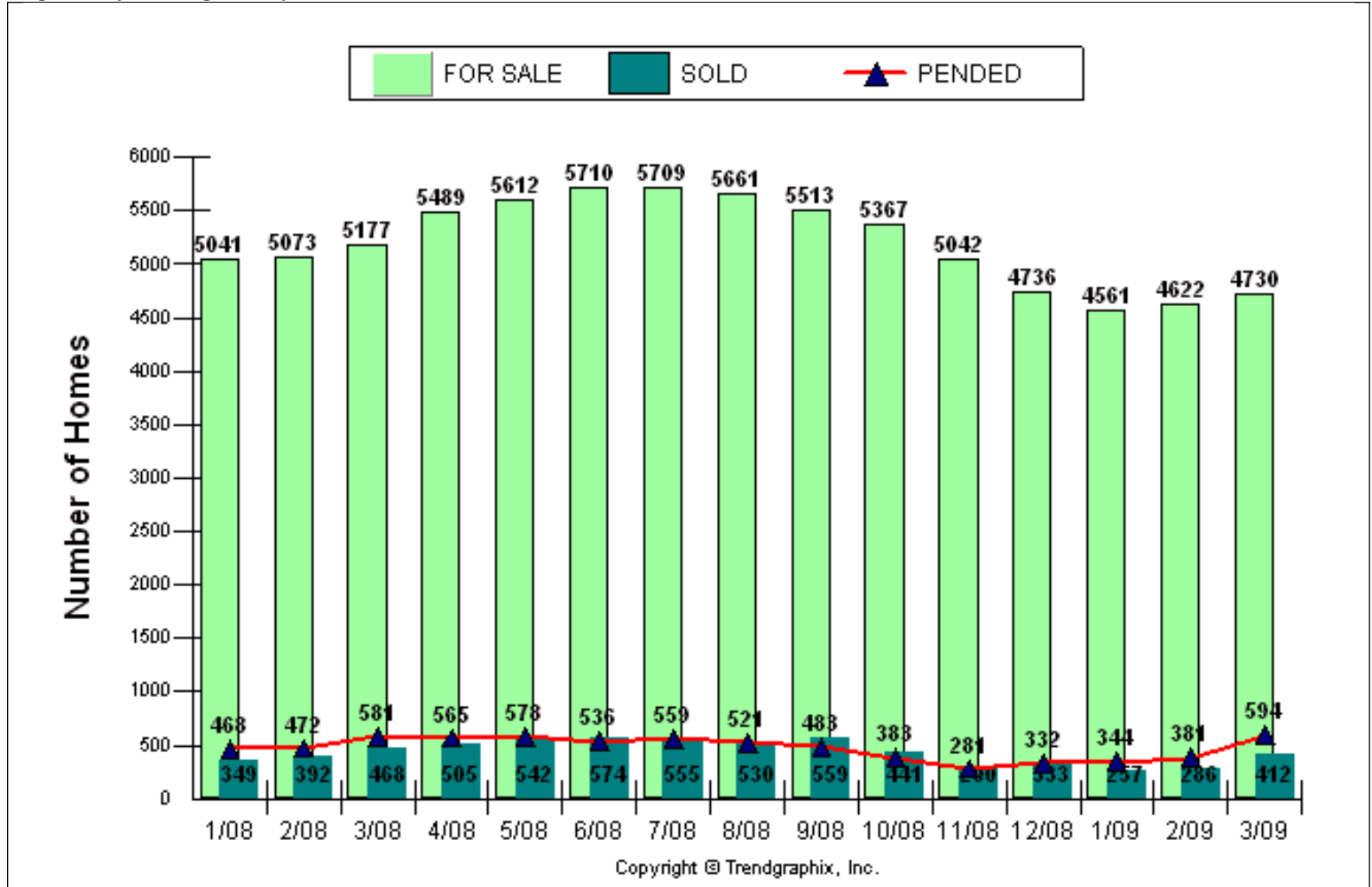
Number of Homes For Sale vs. Sold (Jan. 2008 - Mar. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Single Family and Single Family w/ Acr and Condo and Townhouse

Prepared for you by: Steve Osburn, Broker



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	1 year			15 months		
	Mar 08	Mar 09	% Change	Jan 08	Mar 09	% Change
For Sale	5177	4730	-8.6% ↓	5041	4730	-6.2% ↓
Sold	468	412	-12% ↓	349	412	18.1% ↑
Pended	581	594	2.2% ↑	468	594	26.9% ↑

Date	1/08	2/08	3/08	4/08	5/08	6/08	7/08	8/08	9/08	10/08	11/08	12/08	1/09	2/09	3/09
For Sale	5041	5073	5177	5489	5612	5710	5709	5661	5513	5367	5042	4736	4561	4622	4730
Sold	349	392	468	505	542	574	555	530	559	441	290	333	257	286	412
Pended	468	472	581	565	578	536	559	521	483	383	281	332	344	381	594
Mon of Inv. on Sold	14.4	12.9	11.1	10.9	10.4	9.9	10.3	10.7	9.9	12.2	17.4	14.2	17.7	16.2	11.5
Mon of Inv. on Pended	10.8	10.7	8.9	9.7	9.7	10.7	10.2	10.9	11.4	14	17.9	14.3	13.3	12.1	8
Avg. Act Price	346	351	352	347	342	335	334	331	326	322	313	308	303	298	295
Avg. Sld Price	262	255	239	245	243	258	246	242	246	241	235	211	221	208	206
Avg. Sq Ft Price	128.1	127.7	124.2	122	123.7	127.1	120.4	118.5	120.8	113.9	114	105.1	106	98.2	99.8
Sold/List Diff. %	97	97	97	97	97	96	97	96	97	96	94	95	95	95	96
Days on Market	72	68	67	71	68	73	69	79	79	84	85	82	95	92	101
Sold/Orig LP Diff. %	94	93	94	94	94	93	93	91	91	90	88	88	86	86	87
Avg CDOM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Median Price	218	205	207	208	206	210	205	204	205	196	185	179	180	181	174

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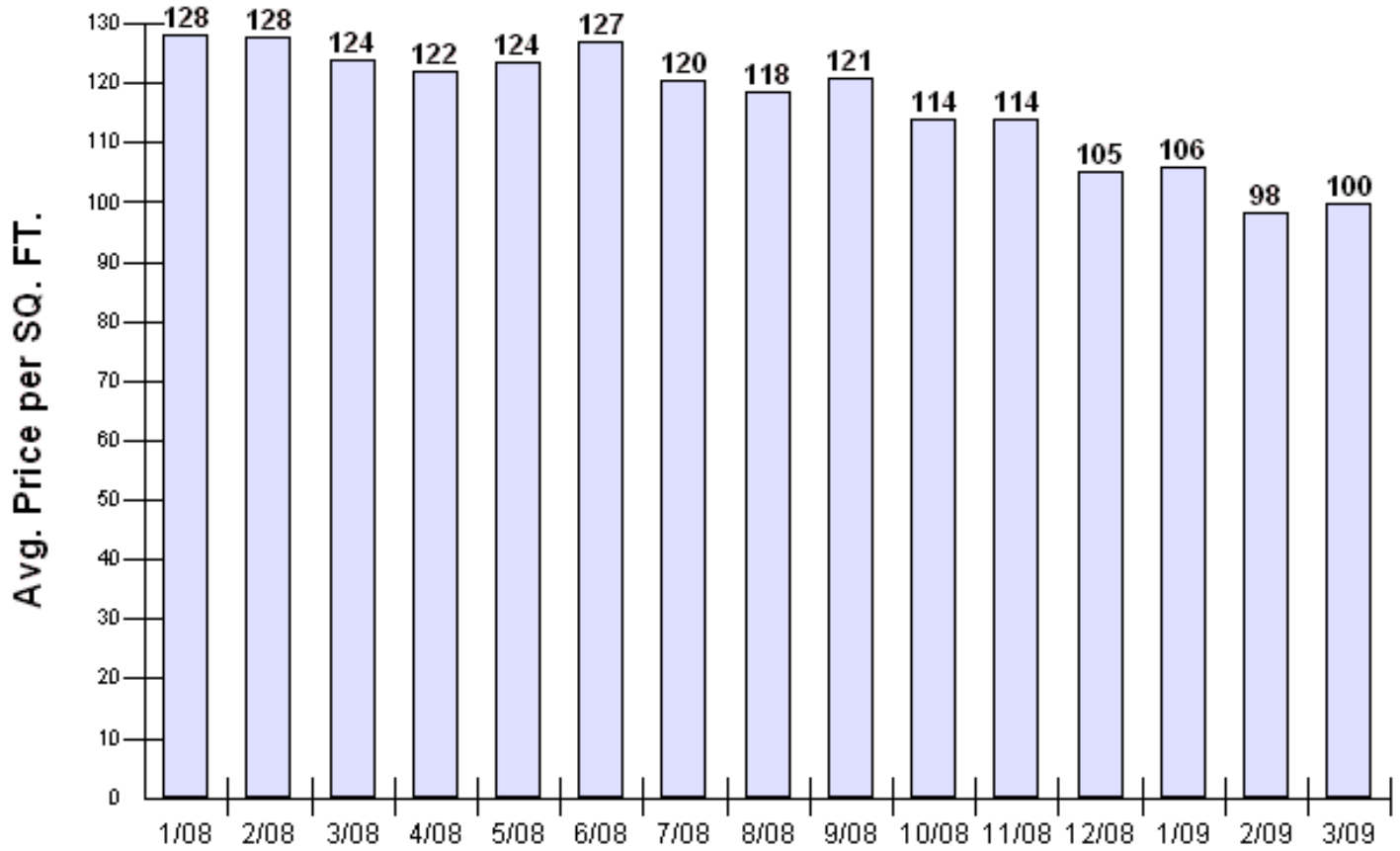
Average Home Sold Price per SQFT (Jan. 2008 - Mar. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Single Family and Single Family w/ Acr and Condo and Townhouse

Prepared for you by: Steve Osburn, Broker



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	1 year						15 months								
	Mar 08	Mar 09	% Change			Jan 08	Mar 09	% Change							
Avg. Sq. Ft. Price	124	100	-19.6% ↓			128	100	-22.1% ↓							
Date	1/08	2/08	3/08	4/08	5/08	6/08	7/08	8/08	9/08	10/08	11/08	12/08	1/09	2/09	3/09
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Avg. Act Price	346	351	352	347	342	335	334	331	326	322	313	308	303	298	295
Avg. Sld Price	262	255	239	245	243	258	246	242	246	241	235	211	221	208	206
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Sold/Orig LP Diff. %	94	93	94	94	94	93	93	91	91	90	88	88	86	86	87
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Facts and Trends™



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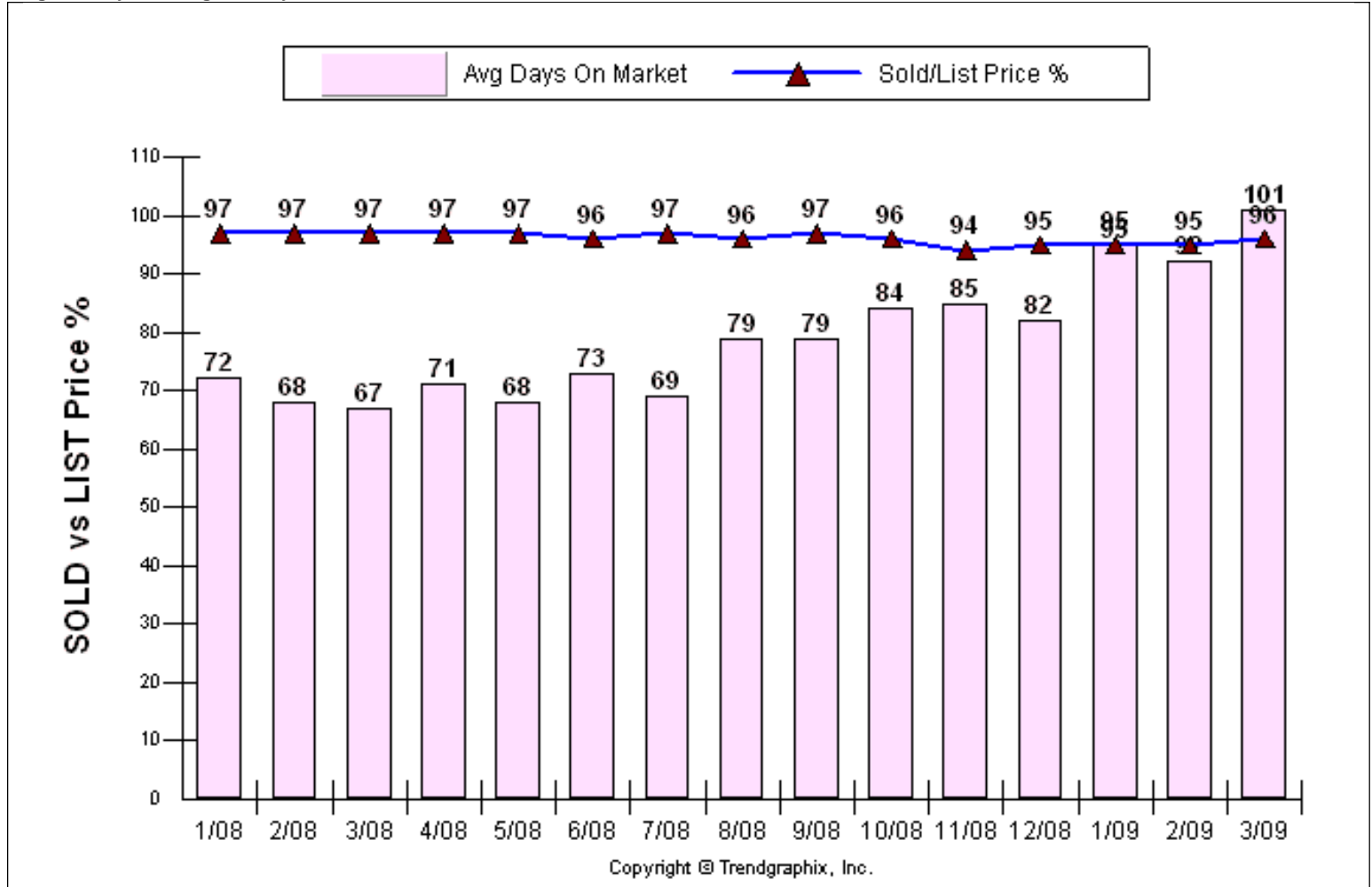
Avg DOM & SP/LP % (Jan. 2008 - Mar. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Single Family and Single Family w/ Acr and Condo and Townhouse

Prepared for you by: Steve Osburn, Broker



	1 year			15 months		
	Mar 08	Mar 09	% Change	Jan 08	Mar 09	% Change
Avg. Days on Market	67	101	50.7% ↑	72	101	40.3% ↑
Sold/List Diff. %	97	96	-1% ↓	97	96	-1% ↓

Date	1/08	2/08	3/08	4/08	5/08	6/08	7/08	8/08	9/08	10/08	11/08	12/08	1/09	2/09	3/09
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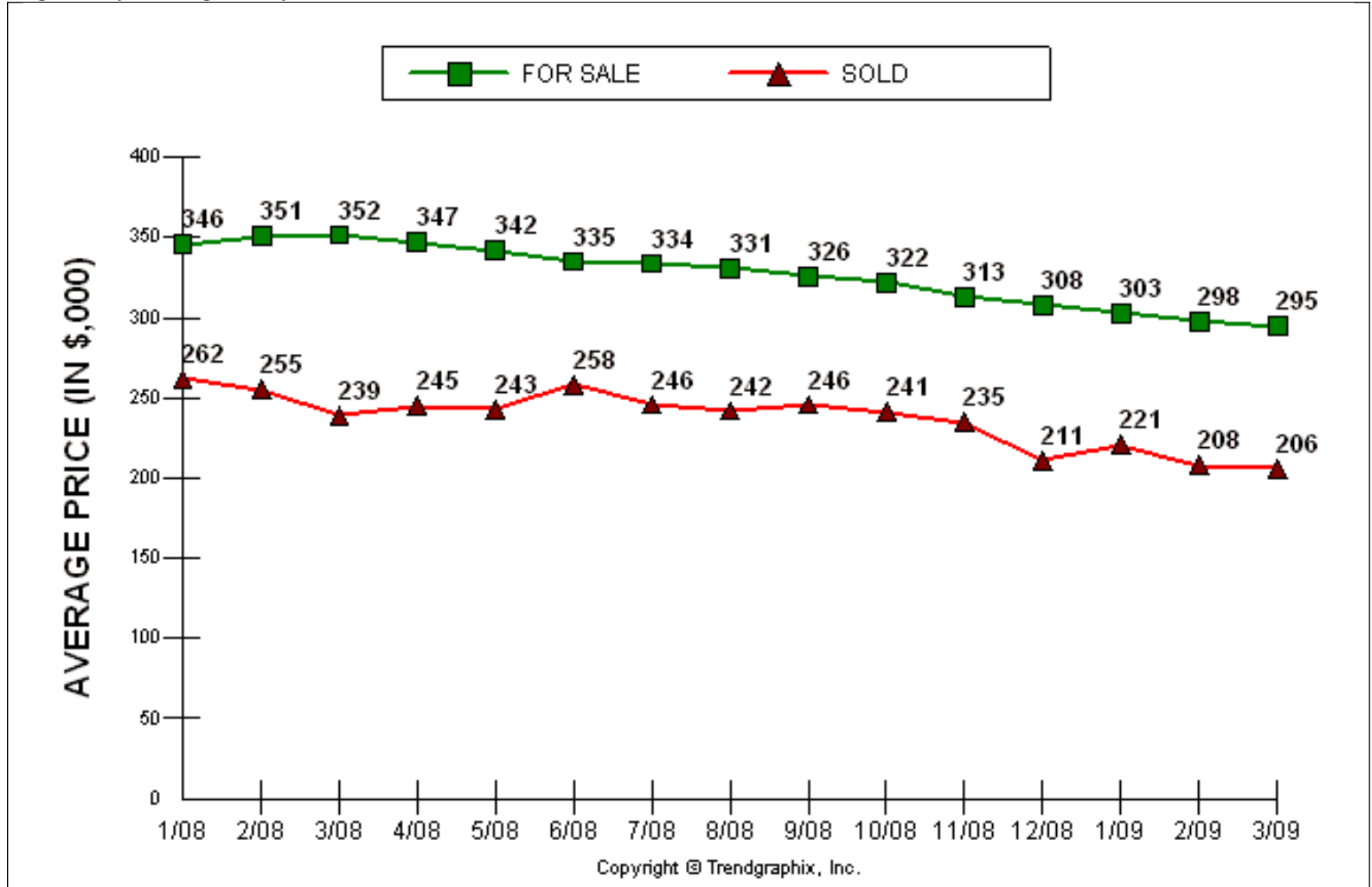
Avg Price For Sale & Sold (Jan. 2008 - Mar. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Single Family and Single Family w/ Acr and Condo and Townhouse

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	1 year						15 months								
	Mar 08	Mar 09	% Change			Jan 08	Mar 09	% Change							
Avg. Active Price	352	295	-16.2% ↓			346	295	-14.7% ↓							
Avg. Sold Price	239	206	-13.8% ↓			262	206	-21.4% ↓							
Date	1/08	2/08	3/08	4/08	5/08	6/08	7/08	8/08	9/08	10/08	11/08	12/08	1/09	2/09	3/09
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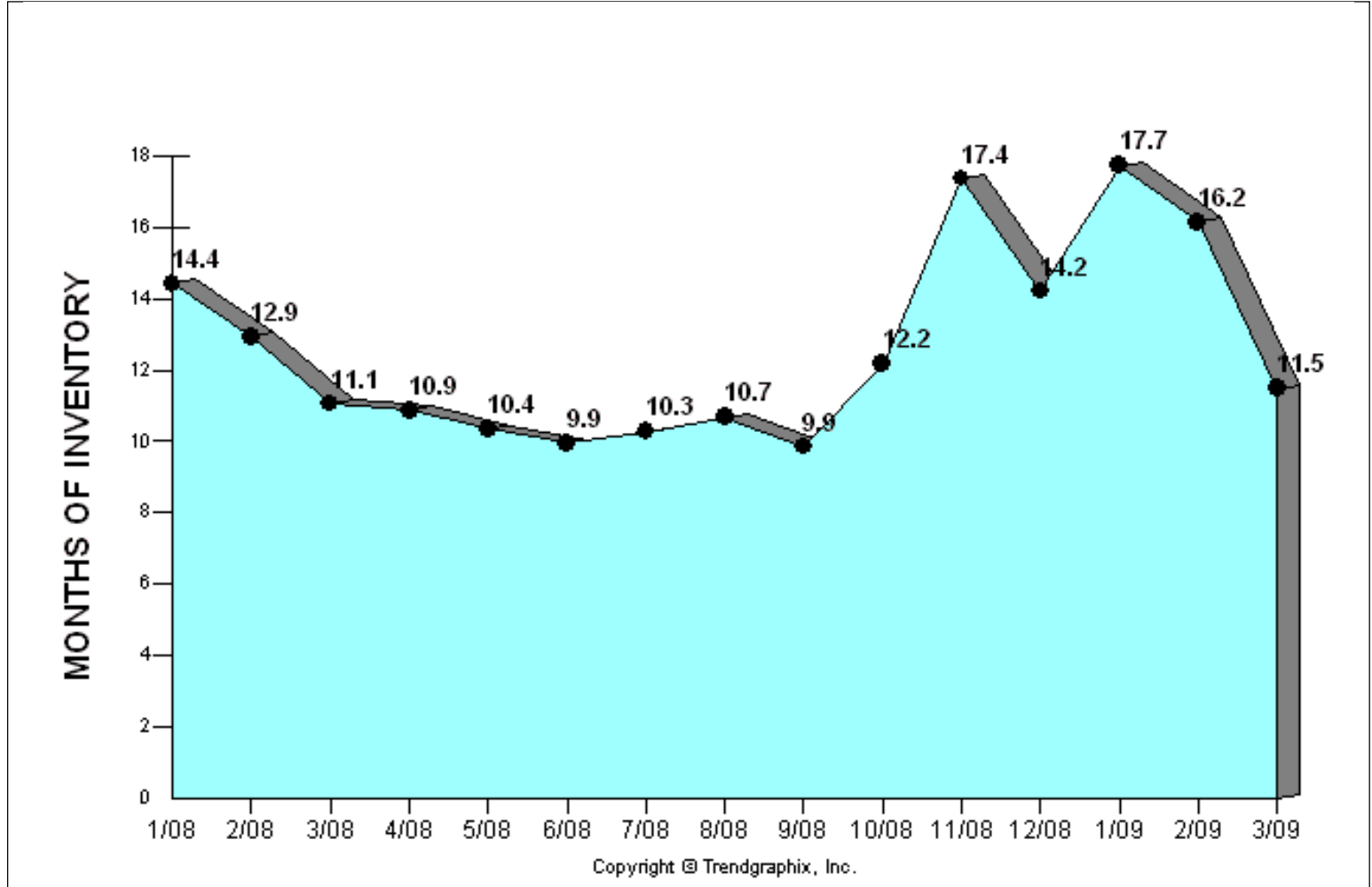
Months of Inventory Based on Closed Sales (Jan. 2008 - Mar. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Single Family and Single Family w/ Acr and Condo and Townhouse

Prepared for you by: Steve Osburn, Broker



	1 year						15 months								
	Mar 08	Mar 09	% Change				Jan 08	Mar 09	% Change						
Months of Inventory (Closed Sales)	11.1	11.5	3.6% ↑				14.4	11.5	-20.1% ↓						
Date	1/08	2/08	3/08	4/08	5/08	6/08	7/08	8/08	9/08	10/08	11/08	12/08	1/09	2/09	3/09
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