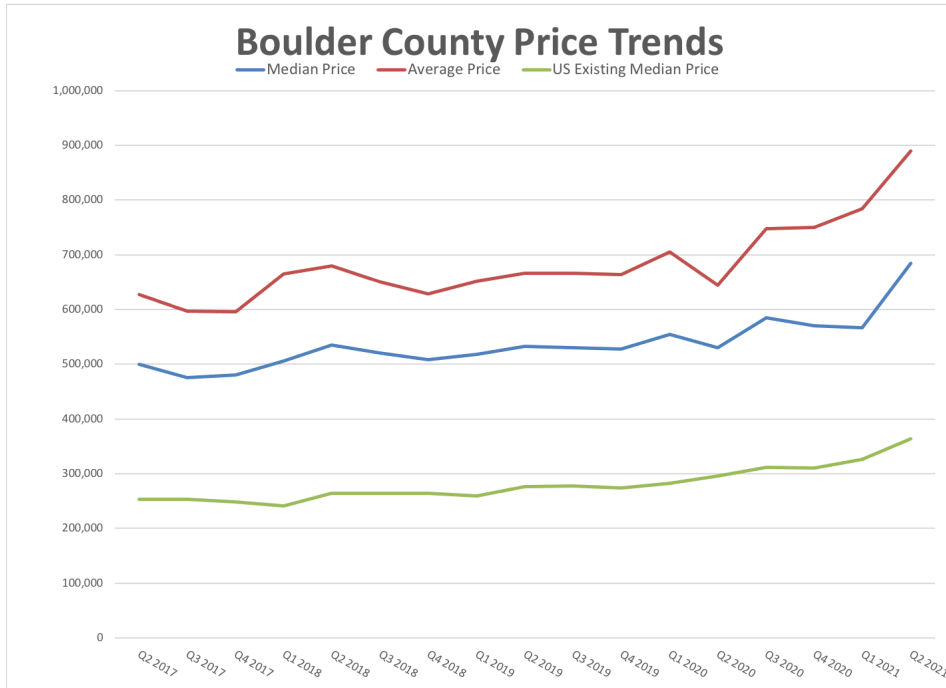
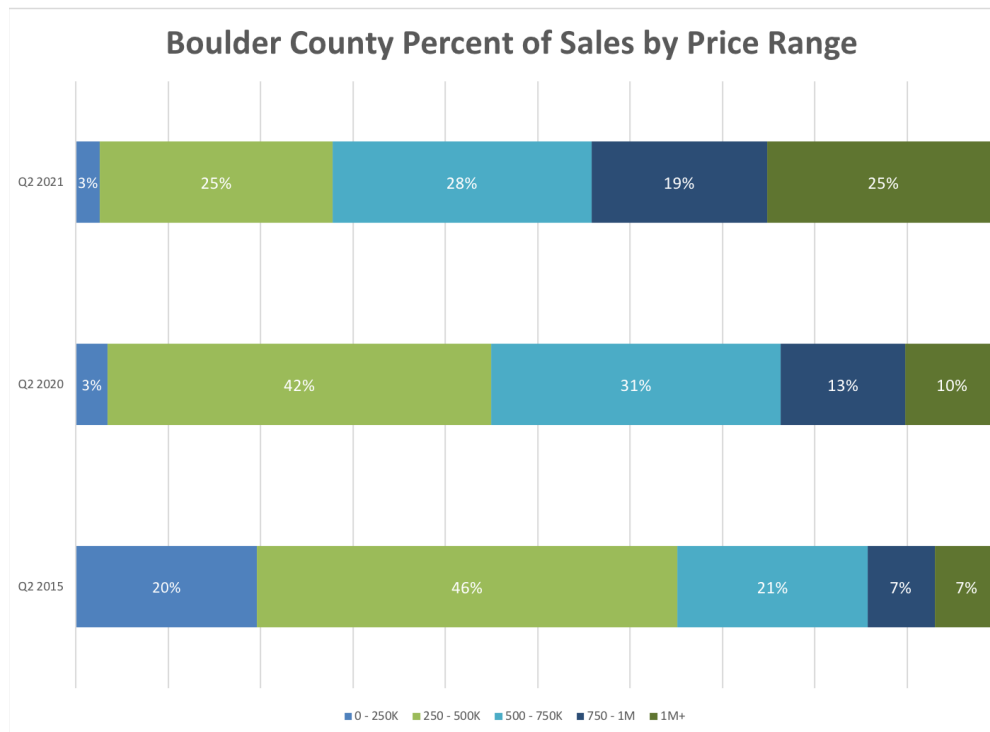


Boulder County Price Trends



The top graph shows the price trends in Boulder County over the past five years. The red line is the average price (\$890,118) and the blue line is the median price (\$685,000). The most recent quarter showed prices holding fairly steady after strong appreciation. The median prices for the year to date are up 20%.



The bottom graph shows the sales which occurred in each price range during the quarter. The top bar is the most recent quarter, the middle bar is the 1st quarter a year ago. The bottom bar, for comparison, represents the sales mix during the 2nd quarter in 2015. This graph is a good representation of how prices have increased, the entry level has shifted considerably to the right and the luxury market has grown from 7% of the market to 25% in five years.