



DENVER Housing STATISTICS

VOLUME 5, ISSUE 7

JULY 2012

Local Overview

DENVER HOME PERMITS

Authorized Units Privately Owned - NSA

Month	Total	Y-Y Change
Mar 11	155	
Mar 12	202	57
Apr 11	229	
Apr 12	449	220
May 11	356	
May 12	488	132

Source: U.S Census Bureau NSA=Not Seasonally Adjusted

DENVER EMPLOYMENT

Month	Employment
Apr 11	1,277,647
Apr 12	1,282,468
May 11	1,277,972
May 12 P	1,294,744

Source: Bureau of Labor Statistics
NSA=Not Seasonally Adjusted P=Preliminary Data

COLORADO UNEMPLOYMENT

Month	Unemployment Rate
Feb 12	7.9%
Mar 12	7.8%
Apr 12	7.9%
May 12 P	8.1%

Source: Bureau of Labor Statistics
NSA=Not Seasonally Adjusted P=Preliminary Data

NATIONAL HOUSING STATISTICS

Single Family Homes

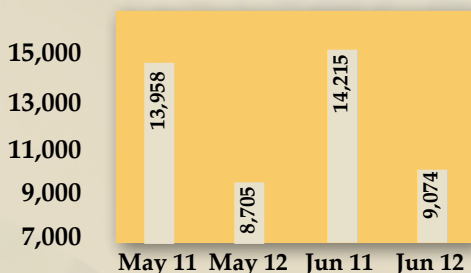
	Feb 12	Mar 12	Apr 12	May 12 P
Regional Sales Price (existing)*	\$245,200	\$256,000	\$272,000	\$281,200
Home Sales (existing)*	4,600,000	4,470,000	4,620,000	4,550,000
Median Sales Price (existing)*	\$193,500	\$204,600	\$224,000	\$233,900

Source: National Association of REALTORS® and U.S. Census Bureau

* Seasonally Adjusted Annual Rate P=Preliminary Data R=Revised Data

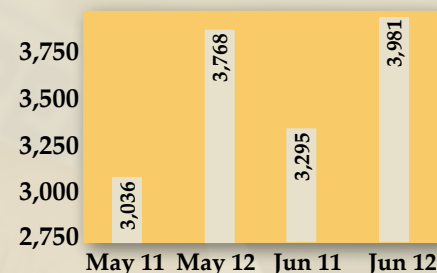
Denver Housing Analysis

DENVER ACTIVE LISTINGS



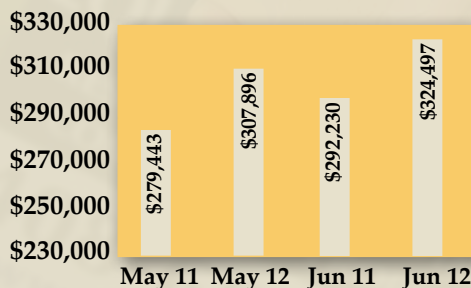
Source: Metrolist, Inc.

DENVER HOME SALES



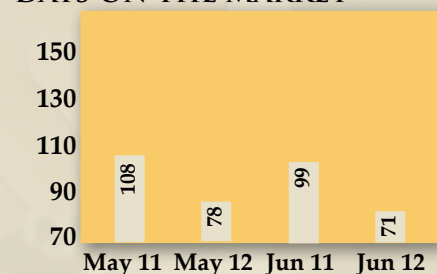
Source: Metrolist, Inc.

DENVER AVERAGE HOME PRICE



Source: Metrolist, Inc.

DENVER AVERAGE DAYS ON THE MARKET



Source: Metrolist, Inc.

HOUSING AFFORDABILITY INDEX May (P) 2012*

NATIONAL - Composite

183.8

Median Family Income

\$61,038

Source: National Association of REALTORS® *Most Recent Data To interpret the indices, a value of 100 means that a family with the median income has exactly enough income to qualify for a mortgage on a median priced home. An index above 100 signifies that a family earning the median income has more than enough income to qualify, assuming a 20% down payment. The calculation assumes a 20% down payment of the home price and it assumes a qualifying ratio of 25%



VINCENT G. REECE
SENIOR LOAN OFFICER
OFFICE: 303.840.0966
CELL: 303.818.0699
VINCE@PLUMCREEKFUNDING.COM



19519 E. Parker Square Drive
Parker, CO 80134

Sources of information are believed to be reliable, but information is not guaranteed. Housing Update is produced in partnership with Maximum Exposure. All Rights Reserved. www.maximumexposuremarketing.com

The Only Mortgage Lender You'll Ever Need
coloradomortgageguy.com

Contact me for details on how you can get this turnkey marketing tool customized for yourself!