

WOODSIDE PARK REAL ESTATE ACTIVITY
JANUARY 1, 2009 DECEMBER 31, 2009

First of all, you may have noticed that my letterhead and signs have changed from Prestige Real Estate Group to Re/MAX Professionals (not the local Re/MAX Alliance). In May, the two companies merged to form a more formidable seven-office, 500-agent group, becoming Re/MAX Professionals.

Secondly, I did not provide many reports in 2009 simply because there was not enough activity to report. During all of 2009, only four (4) Woodside homes sold, compared to eleven (11) sales in 2008. The sales were as follows:

SALE DATE	SALE PRICE	UNIT #	BED	BATH	SF	ACRES
April	\$302,500*	2	2	3	2512	3
May	\$412,500*	3	5	4	4288	2.3
October	\$282,000*	2	3	4	2652	2.0 (a)
December	\$336,500*	4	4	4	5598	3.65 (b)

(a) Incomplete Construction

(b) Bank Owned

At year end, there were seven (7) Woodside homes listed for sale priced from \$310,000 to \$975,000. During the year, there were as many as sixteen (16) homes on the market, but some were taken off the market due to low activity and will probably resurface in 2010.

Looking ahead, interest rates should stay attractively low and the rates for jumbo loans (over \$417,000) are starting to come down. Hopefully, this plus the \$6,500 tax credit for repeat, move-up buyers should be beneficial to Woodside sellers. The majority of all 2009 sales in all areas were homes under \$250,000, and mostly first-time buyers. Everyone hopes that 2010 brings a turn around in our Woodside real estate market.

Sincerely,
Dave Brutout
Broker Associate
Woodside Resident
303-838-2246

The asterisked () properties may have been listed or sold by other companies. Based on information from Metrolist, Inc. for the period 1/1/09 through 12/31/09. Note: This representation is based in whole or in part on data supplied by Metrolist, Inc. Metrolist does not guarantee nor is in any way responsible for its accuracy. Data maintained by Metrolist may not reflect all real estate activity in the market.*

If your property is presently listed for sale, this is not intended to be a solicitation.

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