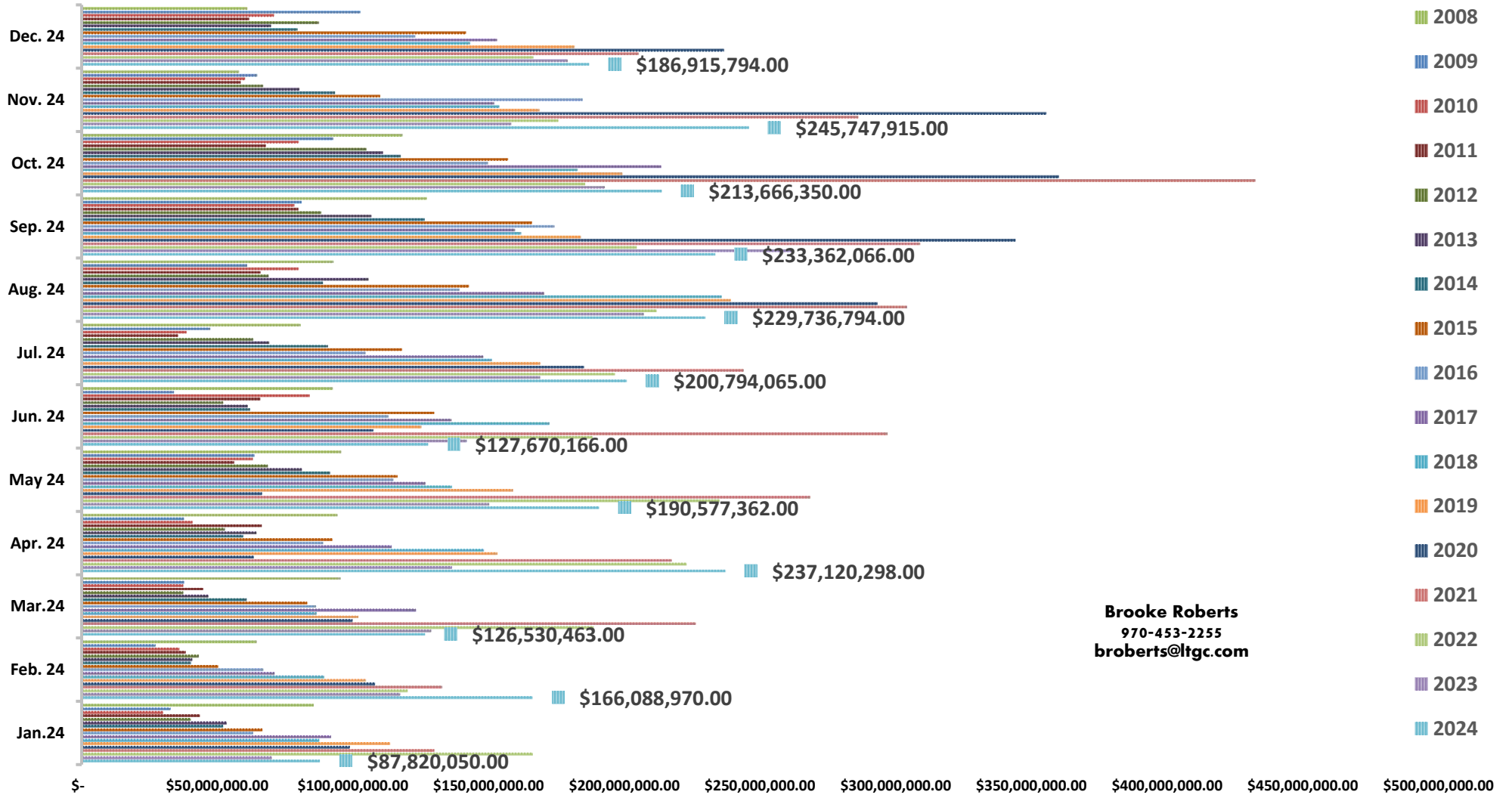
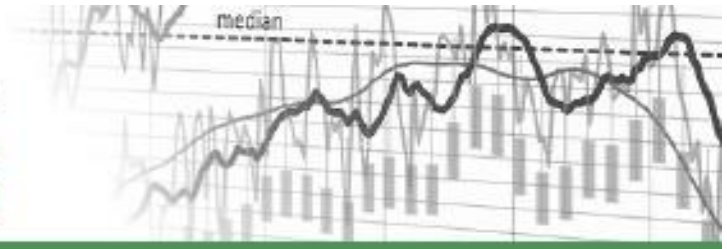




Summit County Market ANALYSIS



Brooke Roberts
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Market Analysis by Area

December 2024

All Transaction Summary

Residential Summary

Area	\$ Volume Transactions	% of \$ Volume	# of Transactions	% of Transactions	Average \$ Transaction Price	Median \$ Transaction Price	Average \$ Residential Price	Median \$ Residential Price	Average \$ Residential PPSF
Blue River & South to County Line	\$16,806,300	9%	9	7%	\$1,867,367	\$1,245,000	\$3,097,000	\$1,900,000	\$602
Breckenridge	\$23,840,941	13%	19	15%	\$1,254,786	\$1,350,000	\$1,358,291	\$1,407,500	\$1,075
Breckenridge Golf Course	\$17,645,000	9%	5	4%	\$3,529,000	\$3,575,000	\$4,273,750	\$3,912,500	\$888
Copper Mountain	\$1,590,000	1%	2	2%	\$795,000	n/a	\$795,000	n/a	\$1,031
Corinthian Hills & Summerwood	\$5,761,000	3%	3	2%	\$1,920,333	\$1,795,000	\$1,920,333	\$1,795,000	\$657
Dillon Town & Lake	\$4,200,000	2%	4	3%	\$1,050,000	\$980,000	\$1,050,000	\$980,000	\$694
Dillon Valley	\$3,420,000	2%	3	2%	\$1,140,000	\$900,000	\$707,500	n/a	\$528
Farmers Corner	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
Frisco	\$18,557,000	10%	12	9%	\$1,546,417	\$1,142,250	\$1,672,700	\$1,142,250	\$800
Heeney	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
Keystone	\$46,558,500	25%	27	21%	\$1,724,389	\$999,000	\$1,836,520	\$1,100,000	\$1,001
Montezuma	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
North Summit County (rural)	\$5,680,000	3%	3	2%	\$1,893,333	\$2,045,000	\$1,893,333	\$2,045,000	\$721
Peak 7	\$2,360,000	1%	2	2%	\$1,180,000	n/a	\$1,180,000	n/a	\$751
Silverthorne	\$25,736,985	14%	17	13%	\$1,513,940	\$1,225,000	\$1,580,749	\$1,263,069	\$748
Summit Cove	\$1,500,000	1%	1	1%	\$1,500,000	n/a	\$1,500,000	n/a	\$572
Wilderness	\$4,913,816	3%	7	5%	\$701,974	\$600,000	\$785,636	\$720,000	\$501
Woodmoor	\$701,000	0%	1	1%	\$701,000	n/a	\$701,000	n/a	\$0
(Deed Restricted Units)	\$7,565,252	4%	15	11%	\$504,350	\$413,317	\$504,350	\$413,317	\$511
Quit Claim Deeds	\$80,000	0%	1	1%	\$80,000	n/a	n/a	n/a	n/a
TOTAL	\$186,915,794	100%	131	100%	\$1,558,874	\$1,205,000	\$1,698,255	\$1,275,000	\$848

(New Improved Residential Sales) \$53,361,685 29% 18 14% \$2,964,538 \$3,175,000 \$2,964,538 \$3,175,000 \$1,038

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Frisco Land Title
60 Main Street
Frisco, CO 80443
970.668.2205

Dillon Land Title
256 Dillon Ridge
Dillon, CO 80435
970.262.1883

Breckenridge Land Title
200 North Ridge Street
Breckenridge, CO 80424
970.453.2255



Year-to-Date Market Analysis by Area

YTD: Dec. 2024

All Transaction Summary

Residential Summary

Area	\$ Volume Transactions	% of \$ Volume	# of Transactions	% of Transactions	Average \$ Transaction Price	Median \$ Transaction Price	Average \$ Residential Price	Median \$ Residential Price	Average \$ Residential PPSF
Blue River & South to County Line	\$94,435,325	4%	82	5%	\$1,151,650	\$987,500	\$1,714,136	\$1,365,000	\$678
Breckenridge	\$456,883,063	20%	247	15%	\$1,849,729	\$1,163,000	\$1,784,031	\$1,200,000	\$1,076
Breckenridge Golf Course	\$281,367,310	13%	123	8%	\$2,287,539	\$2,300,000	\$3,012,043	\$2,745,000	\$812
Copper Mountain	\$80,196,750	4%	79	5%	\$1,015,149	\$790,000	\$1,166,492	\$880,000	\$994
Corinthian Hills & Summerwood	\$15,400,000	1%	13	1%	\$1,184,615	\$1,425,000	\$1,452,500	\$1,432,500	\$643
Dillon Town & Lake	\$70,329,400	3%	62	4%	\$1,134,345	\$872,500	\$972,358	\$890,000	\$830
Dillon Valley	\$30,468,300	1%	42	3%	\$725,436	\$517,500	\$694,227	\$515,000	\$601
Farmers Corner	\$17,562,525	1%	7	0%	\$2,508,932	\$1,749,000	\$3,140,505	\$2,940,000	\$960
Frisco	\$228,803,203	10%	159	10%	\$1,439,014	\$1,205,000	\$1,499,913	\$1,247,500	\$823
Heeney	\$2,022,000	0%	5	0%	\$404,400	\$505,000	\$410,000	\$505,000	\$551
Keystone	\$269,370,063	12%	224	14%	\$1,202,545	\$927,500	\$1,268,396	\$970,000	\$891
Montezuma	\$654,000	0%	1	0%	\$654,000	n/a	\$654,000	n/a	\$757
North Summit County (rural)	\$62,707,600	3%	24	1%	\$2,612,817	\$1,985,000	\$3,076,625	\$2,112,500	\$863
Peak 7	\$31,535,367	1%	18	1%	\$1,751,965	\$1,254,500	\$1,978,558	\$1,527,000	\$722
Silverthorne	\$371,322,145	17%	225	14%	\$1,650,321	\$1,180,000	\$1,486,377	\$1,200,000	\$807
Summit Cove	\$51,842,799	2%	47	3%	\$1,103,038	\$975,000	\$1,168,449	\$1,050,000	\$613
Wilderness	\$75,160,513	3%	109	7%	\$689,546	\$593,225	\$722,540	\$602,500	\$589
Woodmoor	\$25,137,000	1%	22	1%	\$1,142,591	\$777,500	\$1,206,139	\$782,500	\$628
Deed Restricted Units	\$79,926,530	4%	136	8%	\$587,695	\$507,500	\$587,695	\$507,500	\$514
Quit Claim Deeds	\$906,400	0%	6	0%	\$151,067	\$125,000	n/a	n/a	n/a
TOTAL	\$2,246,030,293	100%	1631	100%	\$1,454,129	\$1,012,000	\$1,508,635	\$1,100,000	\$840

(NEW UNIT SALES) \$288,713,599 13% 125 8% \$2,309,709 \$1,560,384 \$2,309,709 \$1,560,384 \$945

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Market Snapshot by Area

2023 versus 2024

Area	Average Price Single Family 2023	Average Price Single Family YTD: 2024	% Change vs. Prior Year	Average Price Multi-Family 2023	Average Price Multi-Family YTD: 2024	% Change vs. Prior Year	Average Price Vacant Land 2023	Average Price Vacant Land YTD: 2024	% Change vs. Prior Year
Blue River	\$1,753,999	\$1,800,800	3%	\$417,750	\$782,500	87%	\$286,673	\$361,862	26%
Breckenridge	\$3,104,573	\$3,317,057	7%	\$1,165,634	\$1,215,172	4%	\$1,132,000	\$951,900	-16%
Breckenridge Golf Course	\$3,027,590	\$3,299,050	9%	\$1,069,250	\$1,107,363	4%	\$1,202,000	\$1,344,444	12%
Copper Mountain	\$3,175,000	\$4,904,000	54%	\$896,993	\$962,628	7%	n/a	\$2,000,000	--
Corinthian Hills/Summerwood	\$2,109,600	\$1,752,500	-17%	\$917,667	\$1,152,500	26%	\$895,000	--	--
Dillon Town & Lake	\$1,479,750	\$1,404,988	-5%	\$794,672	\$901,724	13%	n/a	\$585,000	--
Dillon Valley	\$1,044,167	\$1,069,900	2%	\$446,721	\$428,125	-4%	\$460,000	--	--
Farmers Corner	\$1,332,000	\$3,140,505	136%	n/a	--	--	\$955,000	\$930,000	-3%
Frisco	\$1,742,898	\$2,286,643	31%	\$1,020,834	\$1,191,392	17%	\$574,375	\$1,250,000	118%
Heeneey	\$771,689	\$410,000	-47%	n/a	--	--	n/a	\$142,000	--
Keystone	\$2,490,672	\$2,369,124	-5%	\$907,129	\$1,169,910	29%	\$866,667	\$1,225,000	41%
Montezuma	\$1,996,875	\$654,000	-67%	\$727,500	--	--	\$95,000	--	--
North Summit County (Rural)	\$2,137,329	\$3,076,625	44%	n/a	--	--	\$1,166,667	\$336,433	-71%
Peak 7	\$1,801,223	\$1,978,558	10%	n/a	--	--	\$866,667	\$619,000	-29%
Silverthorne	\$1,976,407	\$2,041,905	3%	\$1,212,743	\$1,082,788	-11%	\$593,409	\$657,667	11%
Summit Cove	\$1,478,126	\$1,559,060	5%	\$671,074	\$625,933	-7%	\$517,000	\$712,500	38%
Wilderness	\$1,294,491	\$1,202,246	-7%	\$599,576	\$631,168	5%	\$722,500	--	--
Woodmoor	\$2,366,428	\$2,265,083	-4%	\$818,167	\$676,667	-17%	\$1,666,667	\$975,000	-42%
Gross Average:	\$2,086,709	\$2,388,692	14%	\$953,206	\$1,041,536	9%	\$679,558	\$713,414	5%

Area	Median Price Single Family 2023	Median Price Single Family YTD: 2024	% Change vs. Prior Year	Median Price Multi-Family 2023	Median Price Multi-Family YTD: 2024	% Change vs. Prior Year	Median Price Vacant Land 2023	Median Price Vacant Land YTD: 2024	% Change vs. Prior Year
Blue River	\$1,568,000	\$1,425,000	-9%	\$384,500	\$650,000	69%	\$232,000	\$281,750	21%
Breckenridge	\$2,400,000	\$2,700,000	13%	\$1,025,000	\$1,020,000	0%	\$540,000	\$573,200	6%
Breckenridge Golf Course	\$2,850,000	\$2,950,000	4%	\$1,073,750	\$985,000	-8%	\$1,162,500	\$1,300,000	12%
Copper Mountain	\$3,100,000	\$5,638,000	82%	\$887,000	\$840,000	-5%	n/a	n/a	--
Corinthian Hills/Summerwood	\$1,725,000	\$1,617,500	-6%	\$924,000	\$1,077,500	17%	n/a	n/a	--
Dillon Town & Lake	\$1,510,000	\$1,480,450	-2%	\$759,300	\$855,000	13%	n/a	n/a	--
Dillon Valley	\$1,017,500	\$1,030,000	1%	\$415,500	\$396,250	-5%	n/a	n/a	--
Farmers Corner	\$1,100,000	\$2,940,000	167%	n/a	n/a	--	n/a	n/a	--
Frisco	\$1,605,500	\$2,125,000	32%	\$944,500	\$1,038,500	10%	\$630,000	n/a	--
Heeneey	\$482,500	\$505,000	5%	n/a	n/a	--	n/a	n/a	--
Keystone	\$2,395,000	\$1,950,000	-19%	\$845,000	\$919,400	9%	\$1,100,000	n/a	--
Montezuma	\$1,268,750	n/a	--	n/a	n/a	--	n/a	n/a	--
North Summit County (Rural)	\$1,956,100	\$2,112,500	8%	n/a	n/a	--	\$45,216	\$45,595	1%
Peak 7	\$1,425,000	\$1,527,000	7%	n/a	n/a	--	n/a	\$675,000	--
Silverthorne	\$1,668,050	\$1,949,700	17%	\$1,094,600	\$1,001,100	-9%	\$613,750	\$670,000	9%
Summit Cove	\$1,347,500	\$1,495,000	11%	\$626,000	\$608,750	-3%	n/a	n/a	--
Wilderness	\$1,186,900	\$1,255,500	6%	\$585,000	\$579,000	-1%	n/a	n/a	--
Woodmoor	\$2,150,000	\$2,250,000	5%	\$851,000	\$711,000	-16%	\$1,100,000	\$775,000	-30%
Gross Median:	\$1,782,000	\$1,986,750	11%	\$860,000	\$875,000	2%	\$527,500	\$592,500	12%

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Historic Market Analysis Percentage Market Change: 2014 - 2024

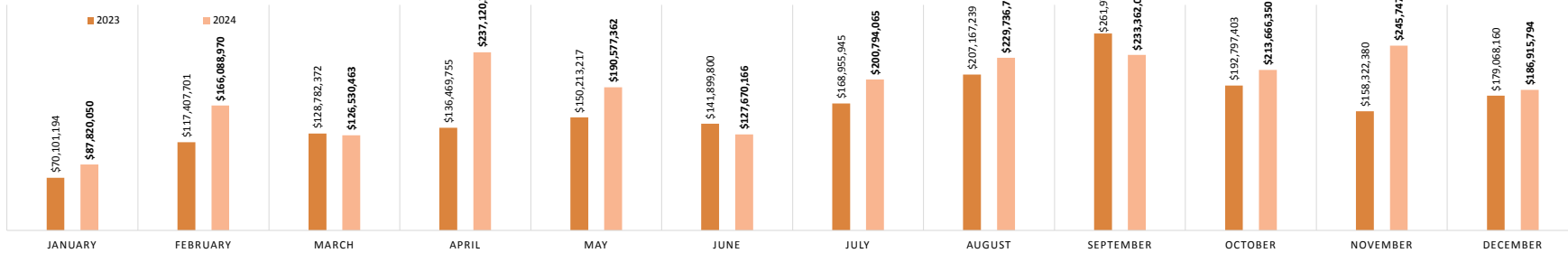
Month to Month Comparison: Gross Volume

Month	2014	% Change 14 to 15	2015	% Change 15 to 16	2016	% Change 16 to 17	2017	% Change 17 to 18	2018	% Change 18 to 19	2019	% Change 19 to 20	2020	% Change 20 to 21	2021	% Change 21 to 22	2022	% Change 22 to 23	2023	% Change 23 to 24	2024
January	\$53,073,051	25%	\$66,536,300	-5%	\$63,231,650	45%	\$91,901,074	-5%	\$87,565,946	30%	\$113,690,300	-13%	\$98,820,800	32%	\$129,958,844	27.93%	\$166,258,421	-58%	\$70,101,194	25%	\$87,820,050
February	\$44,671,060	13%	\$50,328,500	33%	\$66,997,100	6%	\$71,152,600	26%	\$89,403,682	17%	\$104,726,584	3%	\$108,221,070	23%	\$132,914,988	-9.60%	\$120,161,549	-2%	\$117,407,701	41%	\$168,088,970
March	\$67,244,100	24%	\$83,058,500	4%	\$86,347,800	43%	\$123,142,000	-30%	\$86,558,600	18%	\$101,948,344	-2%	\$99,852,065	127%	\$226,309,300	-16.66%	\$188,605,550	-32%	\$128,782,372	-2%	\$126,530,463
April	\$62,554,700	48%	\$92,373,585	-4%	\$89,007,327	28%	\$114,226,938	30%	\$148,159,921	3%	\$153,170,489	-59%	\$63,531,993	242%	\$217,485,200	2.49%	\$222,906,754	-39%	\$136,469,755	74%	\$237,120,298
May	\$96,773,950	20%	\$116,330,500	-1%	\$114,889,906	10%	\$126,580,300	8%	\$136,423,916	17%	\$158,950,200	-58%	\$66,469,300	304%	\$268,489,073	-12.49%	\$234,963,489	-36%	\$150,213,217	27%	\$190,577,362
June	\$69,830,150	86%	\$129,754,349	-13%	\$113,032,009	20%	\$136,189,679	27%	\$172,302,600	-27%	\$125,183,437	-14%	\$107,532,390	176%	\$296,954,321	-36.59%	\$188,302,246	-25%	\$141,899,800	-10%	\$127,670,166
July	\$95,597,625	23%	\$117,921,469	-11%	\$104,621,918	41%	\$147,927,102	2%	\$151,066,431	12%	\$168,936,483	10%	\$185,123,589	32%	\$243,969,600	-19.47%	\$196,469,376	-14%	\$168,955,945	19%	\$200,794,065
August	\$95,422,383	49%	\$142,534,040	-2%	\$139,223,249	22%	\$170,248,375	38%	\$235,727,859	1%	\$239,126,600	23%	\$293,252,195	4%	\$304,177,859	-30.36%	\$211,817,519	-2%	\$207,167,239	11%	\$229,736,794
September	\$147,078,700	13%	\$165,716,318	5%	\$174,179,706	-8%	\$159,591,700	1%	\$161,902,700	14%	\$183,940,073	87%	\$344,080,274	-10%	\$308,991,831	-33.81%	\$204,519,395	28%	\$261,979,466	-11%	\$233,362,066
October	\$130,161,800	21%	\$156,891,050	-5%	\$149,691,558	43%	\$213,311,500	-14%	\$182,673,300	9%	\$199,109,927	81%	\$360,036,310	20%	\$432,497,649	-57.11%	\$185,508,240	4%	\$192,797,403	11%	\$213,666,350
November	\$104,587,700	5%	\$109,915,500	68%	\$184,563,658	-18%	\$151,871,354	1%	\$153,815,804	10%	\$168,612,665	111%	\$355,464,800	-25%	\$268,148,104	-34.50%	\$175,638,348	-10%	\$158,322,380	55%	\$245,747,915
December	\$90,305,800	57%	\$141,435,873	-13%	\$122,880,919	25%	\$153,007,686	-6%	\$143,100,278	27%	\$181,553,368	30%	\$236,644,433	-13%	\$205,268,620	-18.93%	\$166,410,583	8%	\$179,068,160	4%	\$186,915,794
YTD Comparison	\$1,057,301,019	30%	\$1,372,793,984	3%	\$1,408,666,800	18%	\$1,659,150,308	5%	\$1,748,701,037	5%	\$1,898,948,470	22%	\$2,319,029,219	31%	\$3,035,165,389	-25%	\$2,261,561,470	-15%	\$1,913,164,632	17%	\$2,246,030,293
Full Year Cumulative Total	\$1,057,301,019	30%	\$1,372,793,984	3%	\$1,408,666,800	18%	\$1,659,150,308	5%	\$1,748,701,037	5%	\$1,898,948,470	22%	\$2,319,029,219	31%	\$3,035,165,389	-25%	\$2,261,561,470	-15%	\$1,913,164,632	17%	\$2,246,030,293

Month to Month Comparison: Number of Transactions

Month	2014	% Change 14 to 15	2015	% Change 15 to 16	2016	% Change 16 to 17	2017	% Change 17 to 18	2018	% Change 18 to 19	2019	% Change 19 to 20	2020	% Change 20 to 21	2021	% Change 21 to 22	2022	% Change 22 to 23	2023	% Change 23 to 24	2024
January	107	19%	127	-2%	124	11%	138	6%	146	-5%	138	-3%	134	19%	160	-23%	124	-48%	64	17%	75
February	91	16%	106	19%	126	-8%	116	20%	139	-5%	132	-5%	126	20%	151	-29%	107	-15%	91	35%	123
March	125	19%	149	-9%	136	31%	178	-21%	140	-4%	135	-1%	133	95%	260	-37%	165	-26%	122	-14%	105
April	124	23%	153	1%	155	22%	189	10%	207	-20%	166	-45%	92	151%	231	-32%	156	-30%	109	16%	126
May	181	13%	205	-4%	197	0%	197	-1%	196	13%	222	-59%	92	173%	251	-38%	156	-13%	135	9%	147
June	155	69%	262	-16%	220	6%	234	6%	249	28%	179	-32%	121	136%	285	-44%	161	-20%	128	-20%	102
July	201	0%	202	6%	215	18%	253	-17%	211	3%	218	6%	231	6%	246	-46%	132	11%	146	8%	158
August	214	25%	267	6%	282	-4%	272	-17%	319	-18%	261	41%	368	-29%	262	-26%	194	-8%	179	-13%	156
September	286	5%	301	-1%	297	-16%	248	4%	259	-6%	245	57%	384	-28%	276	-35%	179	-2%	176	-11%	156
October	265	7%	284	-7%	263	22%	322	-27%	236	21%	285	55%	442	-26%	325	-49%	165	2%	168	9%	183
November	216	-5%	205	31%	268	-14%	230	-1%	227	2%	231	71%	394	-40%	238	-44%	134	-10%	120	41%	169
December	186	48%	276	-26%	203	13%	230	-23%	178	29%	230	23%	283	-35%	183	-34%	121	6%	128	2%	131
YTD Comparison	2,151	18%	2,537	-2%	2,486	5%	2,607	-4%	2,507	-4%	2,442	15%	2,800	2%	2,868	-37%	1,794	-13%	1,566	4%	1,631
Full Year Cumulative Total	2,151	18%	2,537	-2%	2,486	5%	2,607	-4%	2,507	-4%	2,442	15%	2,800	2%	2,868	0%	2,868	-45%	1,566	4%	1,631

CURRENT MONTH TO MONTH



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Residential Cost Analysis

Residential Improved Units - Price Point Summary

December 2024

Average Price: **\$1,698,255**

	# Transactions	Gross Volume	Percentage Gross
<=200,000	0	\$0	0%
200,001 to 300,000	0	\$0	0%
300,001 to 400,000	2	\$765,000	0%
400,001 to 500,000	3	\$1,408,816	1%
500,001 to 600,000	8	\$4,433,000	3%
600,001 to 700,000	4	\$2,614,000	2%
700,001 to 800,000	6	\$4,450,000	3%
800,001 to 900,000	8	\$6,827,500	4%
900,001 to 1,000,000	5	\$4,869,000	3%
1,000,001 to 1,500,000	24	\$30,259,742	18%
1,500,001 to 2,000,000	13	\$22,486,684	13%
2,000,001 to 2,500,000	8	\$18,420,000	11%
2,500,001 to 3,000,000	8	\$22,330,000	13%
over \$ 3 Million	12	\$52,660,000	31%
Total:	101	\$171,523,742	100%

December 2024

New Construction	Number Trans.	Total Volume	Average Price
Single Family	4	\$16,445,000	\$4,111,250
Multi Family	14	\$36,916,685	\$2,636,906
Vacant Land	0	\$0	\$0

Resales	Number Trans.	Total Volume	Average Price
Single Family	32	\$66,752,300	\$2,086,009
Multi Family	51	\$51,409,757	\$1,008,034
Vacant Land	5	\$2,815,000	\$563,000

Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	36	\$83,197,300	\$2,311,036
Multi Family	65	\$88,326,442	\$1,358,868
Vacant Land	5	\$2,815,000	\$563,000

YTD: Dec. 2024	Number Trans.	Total Volume	Average Price
Single Family	440	\$1,051,024,696	\$2,388,692
Multi Family	829	\$863,433,342	\$1,041,536
Vacant Land	72	\$51,365,825	\$713,414

2023	Number Trans.	Total Volume	Average Price
Single Family	433	\$903,545,142	\$2,086,709
Multi Family	788	\$751,126,378	\$953,206
Vacant Land	74	\$50,287,270	\$679,558

2022	Number Trans.	Total Volume	Average Price
Single Family	515	\$1,060,925,385	\$2,060,049
Multi Family	886	\$796,924,827	\$899,464
Vacant Land	86	\$57,284,197	\$666,095

2021	Number Trans.	Total Volume	Average Price
Single Family	895	\$1,536,739,844	\$1,717,028
Multi Family	1459	\$1,094,282,519	\$750,022
Vacant Land	180	\$90,806,450	\$504,480

2020	Number Trans.	Total Volume	Average Price
Single Family	872	\$1,209,049,692	\$1,386,525
Multi Family	1419	\$860,605,564	\$606,487
Vacant Land	223	\$82,255,625	\$368,859

2019	Number Trans.	Total Volume	Average Price
Single Family	718	\$906,783,243	\$1,262,929
Multi Family	1215	\$680,127,463	\$559,776
Vacant Land	132	\$45,532,800	\$344,945

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 Land Title
 60 Main Street
 Frisco, CO 80443
 970.668.2205

Dillon
 Land Title
 256 Dillon Ridge
 Dillon, CO 80435
 970.262.1883

Breckenridge
 Land Title
 200 North Ridge Street
 Breckenridge, CO
 80424
 970.453.2255

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Historic Residential Cost Analysis

Historical Residential Improved Units - Price Point Summary

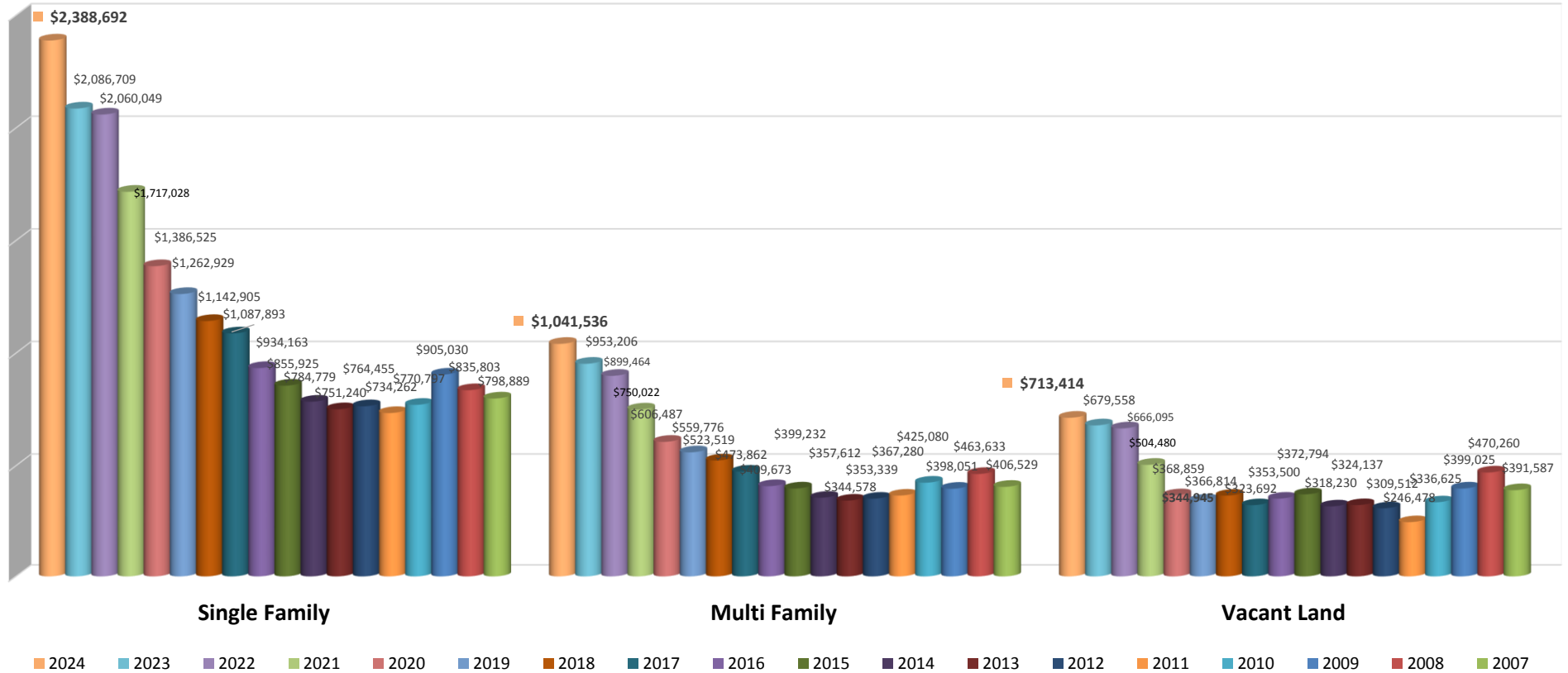
2018: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	736	\$841,177,997	\$1,142,905
Multi Family	1258	\$658,587,481	\$523,519
Vacant Land	192	\$70,428,209	\$366,814
2017: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	756	\$822,447,297	\$1,087,893
Multi Family	1429	\$677,148,472	\$473,862
Vacant Land	187	\$60,530,400	\$323,692
2016: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	677	\$632,428,549	\$934,163
Multi Family	1410	\$577,639,084	\$409,673
Vacant Land	145	\$51,257,475	\$353,500
2015: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	678	\$580,317,085	\$855,925
Multi Family	1422	\$567,707,483	\$399,232
Vacant Land	156	\$58,155,900	\$372,794
2014: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	561	\$440,261,075	\$784,779
Multi Family	1170	\$418,406,606	\$357,612
Vacant Land	126	\$40,097,000	\$318,230
2013: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	569	\$427,455,600	\$751,240
Multi Family	994	\$342,510,355	\$344,578
Vacant Land	118	\$38,248,200	\$324,137
2012: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	509	\$389,107,600	\$764,455
Multi Family	805	\$284,438,000	\$353,339
Vacant Land	114	\$35,284,400	\$309,512
2011: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	454	\$333,355,100	\$734,262
Multi Family	722	\$265,175,800	\$367,280
Vacant Land	91	\$22,429,500	\$246,478
2010: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	415	\$319,880,900	\$770,797
Multi Family	691	\$293,730,300	\$425,080
Vacant Land	77	\$25,920,100	\$336,625
2009: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	392	\$354,771,700	\$905,030
Multi Family	655	\$260,723,700	\$398,051
Vacant Land	69	\$27,532,700	\$399,025
2008: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	470	\$392,827,200	\$835,803
Multi Family	1001	\$464,096,800	\$463,633
Vacant Land	151	\$71,009,300	\$470,260
2007: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	801	\$639,910,300	\$798,889
Multi Family	1779	\$723,215,400	\$406,529
Vacant Land	334	\$130,790,200	\$391,587

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Average Price History by Type: 2007 - 2024



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Comparative Historic Cost Analysis

YTD. 2024 Price Point Summary for Residential Volume - Average Price:			\$1,508,635
	# Transactions	Gross Volume	Percentage Gross
<=200,000	1	\$75,000	0%
200,001 to 300,000	3	\$840,299	0%
300,001 to 400,000	38	\$13,793,840	1%
400,001 to 500,000	39	\$17,731,816	1%
500,001 to 600,000	99	\$54,993,419	3%
600,001 to 700,000	94	\$61,208,086	3%
700,001 to 800,000	101	\$76,291,063	4%
800,001 to 900,000	94	\$79,983,190	4%
900,001 to 1,000,000	92	\$88,466,302	5%
1,000,001 to 1,500,000	294	\$362,698,600	19%
1,500,001 to 2,000,000	145	\$250,647,184	13%
2,000,001 to 2,500,000	82	\$184,322,363	10%
2,500,001 to 3,000,000	70	\$194,656,517	10%
over \$ 3 Million	117	\$528,750,359	28%
Total:	1269	\$1,914,458,038	100%

YTD. 2023 Price Point Summary for Residential Volume - Average Price:			\$1,355,177
	# Transactions	Gross Volume	Percentage Gross
<=200,000	1	\$120,000	0%
200,001 to 300,000	4	\$1,031,000	0%
300,001 to 400,000	34	\$12,577,600	1%
400,001 to 500,000	50	\$22,601,015	1%
500,001 to 600,000	101	\$56,483,750	3%
600,001 to 700,000	104	\$66,947,250	4%
700,001 to 800,000	81	\$60,764,867	4%
800,001 to 900,000	105	\$90,202,100	5%
900,001 to 1,000,000	95	\$91,301,576	6%
1,000,001 to 1,500,000	287	\$354,287,028	21%
1,500,001 to 2,000,000	153	\$266,570,938	16%
2,000,001 to 2,500,000	84	\$191,562,489	12%
2,500,001 to 3,000,000	57	\$158,919,092	10%
over \$ 3 Million	65	\$281,302,815	17%
Total:	1221	\$1,654,671,520	100%

YTD. 2022 Price Point Summary for Residential Volume - Average Price:			\$1,326,089
	# Transactions	Gross Volume	Percentage Gross
<=200,000	4	\$665,000	0%
200,001 to 300,000	6	\$1,627,016	0%
300,001 to 400,000	43	\$15,685,700	1%
400,001 to 500,000	80	\$36,500,963	2%
500,001 to 600,000	114	\$63,793,665	3%
600,001 to 700,000	131	\$85,735,406	5%
700,001 to 800,000	120	\$89,999,560	5%
800,001 to 900,000	113	\$96,515,000	5%
900,001 to 1,000,000	104	\$99,396,833	5%
1,000,001 to 1,500,000	262	\$322,771,473	17%
1,500,001 to 2,000,000	188	\$326,235,667	18%
2,000,001 to 2,500,000	98	\$220,190,918	12%
2,500,001 to 3,000,000	56	\$155,014,868	8%
over \$ 3 Million	82	\$343,718,143	19%
Total:	1401	\$1,857,850,212	100%

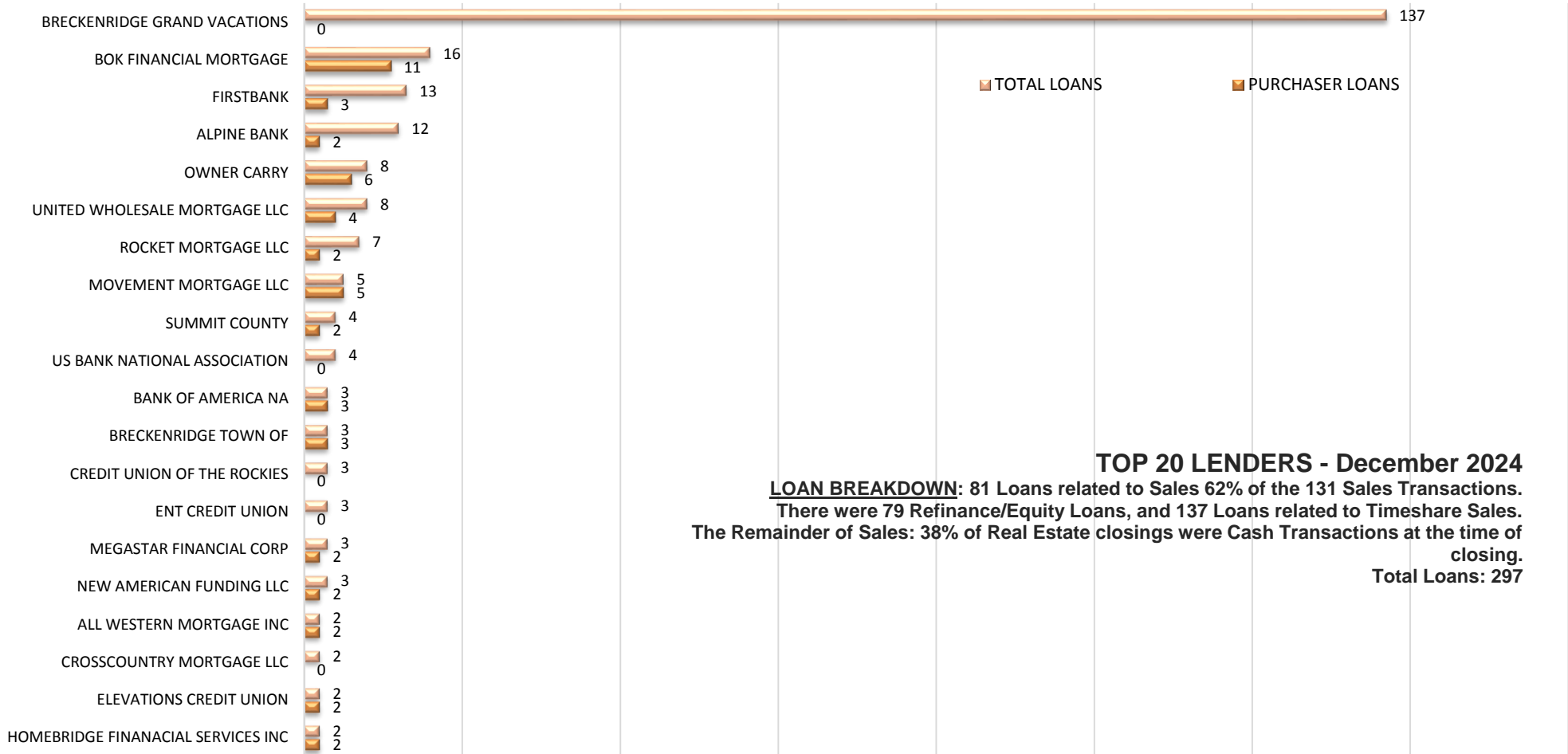
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Lender Analysis



TOP 20 LENDERS - December 2024

LOAN BREAKDOWN: 81 Loans related to Sales 62% of the 131 Sales Transactions. There were 79 Refinance/Equity Loans, and 137 Loans related to Timeshare Sales. The Remainder of Sales: 38% of Real Estate closings were Cash Transactions at the time of closing.
Total Loans: 297

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Market Highlights

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December 2024

Top Priced Improved Residential Sale: Top Priced PSF Improved Residential Sale:

ACCOUNT	100815	
BEDROOM	4	
BATH	7.00	
YOC	2015	
HEATED SQFT	7771	
LANDSIZE	2.0000	
RECEPTION	1343382	
PRICE	\$	7,850,000.00
AREA	BLUERIV	
LEGAL	SPRUCE VALLEY RANCH SUBD Filing 1 Lot 6 - Lakefront Property	
PPSF	\$	1,010.17
DATE	12/17/2024	

6514484	
1	
2.00	
2008	
688	
1343281	
\$	1,350,000.00
BRECKEN	
ONE SKI HILL PLACE CONDO Unit 8420	
\$	1,962.21
12/13/2024	





Foreclosure Document Breakdown

December 2024	Total	Timeshare	Fee Simple	Unknown: No legal shown
#1 Notice Election & Demand: (NED)	7	0	7	0
#2 Certificate of Purchase: (CTP)	0	0	0	0
#3 Public Trustee's Deeds: (PTD)	1	0	1	0
Total Foreclosure Docs Filed:	8	0	8	0

Land Title Historical Foreclosure Summary

2011 Summary:	2012 Summary:
---------------	---------------

NED:	326	NED:	251
Withdrawn NED'S	148	Withdrawn NED'S	132
Active NED's for 2011:	178	Active NED's for 2012:	119

Public Trustee's Deeds Issued:	227	Public Trustee's Deeds Issued:	165
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2013 Summary:	2014 Summary:
---------------	---------------

NED:	138	NED:	86
Withdrawn NED'S	86	Withdrawn NED'S	27
Active NED's for 2013:	52	Active NED's for 2014:	59

Public Trustee's Deeds Issued:	92	Public Trustee's Deeds Issued:	65
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2015 Summary:	2016 Summary:
---------------	---------------

NED:	32	NED:	35
Withdrawn NED'S	14	Withdrawn NED'S	26
Active NED's for 2015:	18	Active NED's for 2016:	9

Public Trustee's Deeds Issued:	26	Public Trustee's Deeds Issued:	9
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2017 Summary:	2018 Summary:
---------------	---------------

NED:	37	NED:	35
Withdrawn NED'S	21	Withdrawn NED'S	28
Active NED's for 2017:	16	Active NED's for 2018:	7

Public Trustee's Deeds Issued:	8	Public Trustee's Deeds Issued:	18
---------------------------------------	----------	---------------------------------------	-----------

2019 Summary:	2020 Summary:
---------------	---------------

NED:	28	NED:	31
Withdrawn NED'S	13	Withdrawn NED'S	11
Active NED's for 2019:	15	Active NED's for 2020:	20

Public Trustee's Deeds Issued:	14	Public Trustee's Deeds Issued:	9
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2021 Summary:	2022 Summary:
---------------	---------------

NED:	20	NED:	35
Withdrawn NED'S	4	Withdrawn NED'S	13
Active NED's for 2021:	16	Active NED's for 2022:	22

Public Trustee's Deeds Issued:	32	Public Trustee's Deeds Issued:	14
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2023 Summary:	2024 Summary:
---------------	---------------

NED:	47	NED:	56
Withdrawn NED'S	5	Withdrawn NED'S	15
Active NED's for 2023:	42	Active NED's for 2024:	41

Public Trustee's Deeds Issued:	20	Public Trustee's Deeds Issued:	34
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Summary Foreclosure Actions:

Total Active NED's for Period: 1/1/2009 thru 12/31/2024	1,002
Total PTD's Issued: 1/1/2009 thru 12/31/2022	974

Unissued Public Trustee's Deeds Remaining:	28
--	----

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Summary of Foreclosure Actions

YTD: Dec. 2024

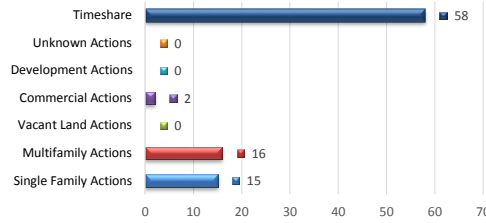
Property Foreclosure Summary:

Fee Simple Actions	33
Timeshare Actions	58
Unknown Actions	0

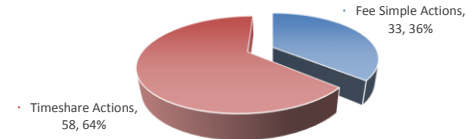
Property Type Breakdown:

Single Family Actions	15
Multifamily Actions	16
Vacant Land Actions	0
Commercial Actions	2
Development Actions	0
Unknown Actions	0
Timeshare	58

Foreclosure Document Summary: Property Type
YTD: 2024



Foreclosure Document Summary by Category: YTD: 2024

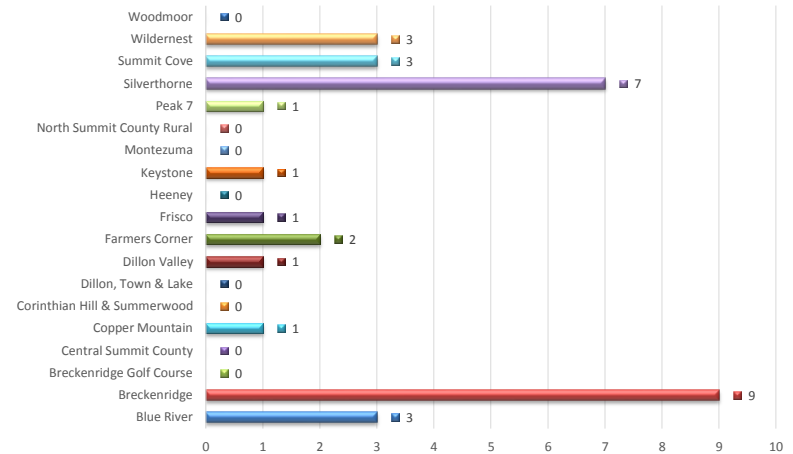


Location Summary: ALL TYPES

Location Summary: ALL TYPES	Location Summary: Fee Simple Only
Blue River	3
Breckenridge	67
Breckenridge Golf Course	0
Central Summit County	0
Copper Mountain	1
Corinthian Hill & Summerwood	0
Dillon, Town & Lake	0
Dillon Valley	1
Farmers Corner	2
Frisco	1
Heeney	0
Keystone	1
Montezuma	0
North Summit County Rural	0
Peak 7	1
Silverthorne	7
Summit Cove	3
Wilderness	3
Woodmoor	0

* Location Summaries do not include recordings with Unknown Legal Descriptions

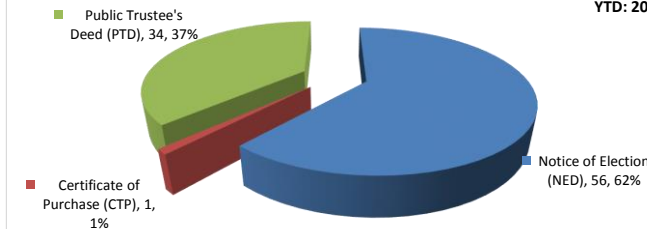
Foreclosure Document Summary:
Fee Simple Only - Location by Market Area YTD: 2024



Document Summary:

Notice of Election (NED)	56
Certificate of Purchase (CTP)	1
Public Trustee's Deed (PTD)	34

Foreclosure Document Summary:
YTD: 2024



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Top Lender Listing

LENDER	NUMBER LOANS	(PURCHASE LOANS)	PERCENTAGE TOTAL
BRECKENRIDGE GRAND VACATIONS	137		46.13%
BOK FINANCIAL MORTGAGE	16	11	5.39%
FIRSTBANK	13	3	4.38%
ALPINE BANK	12	2	4.04%
OWNER CARRY	8	6	2.69%
UNITED WHOLESALE MORTGAGE LLC	8	4	2.69%
ROCKET MORTGAGE LLC	7	2	2.36%
MOVEMENT MORTGAGE LLC	5	5	1.68%
SUMMIT COUNTY	4	2	1.35%
US BANK NATIONAL ASSOCIATION	4		1.35%
BANK OF AMERICA NA	3	3	1.01%
BRECKENRIDGE TOWN OF	3	3	1.01%
CREDIT UNION OF THE ROCKIES	3		1.01%
ENT CREDIT UNION	3		1.01%
MEGASTAR FINANCIAL CORP	3	2	1.01%
NEW AMERICAN FUNDING LLC	3	2	1.01%
ALL WESTERN MORTGAGE INC	2	2	0.67%
CROSSCOUNTRY MORTGAGE LLC	2		0.67%
ELEVATIONS CREDIT UNION	2	2	0.67%
HOMEBRIDGE FINANCIAL SERVICES INC	2	2	0.67%
IXONIA BANK	2	2	0.67%
JPMORGAN CHASE BANK NA	2	2	0.67%
KEYBANK NATIONAL ASSOCIATION	2	1	0.67%
MORGAN STANLEY PRIVATE BANK NATIONAL ASSOCIATION	2	2	0.67%
MOUNTAIN VALLEY BANK	2		0.67%
UMB BANK NA	2		0.67%
VECTRA BANK COLORADO	2		0.67%
WELLS FARGO BANK NA	2	2	0.67%
AAFMAA MORTGAGE SERVICES LLC	1		0.34%
ALLIED MORTGAGE GROUP INC	1	1	0.34%
AMERICAN HERITAGE LENDING LLC	1	1	0.34%
ANGEL OAK MORTGAGE SOLUTIONS LLC	1	1	0.34%
BANK OF COLORADO	1	1	0.34%
BLUE FEDERAL CREDIT UNION	1	1	0.34%
BMO BANK NA	1		0.34%
CANVAS CREDIT UNION	1		0.34%
DEEPHAVEN MORTGAGE LLC	1		0.34%
DILLON TOWN OF	1	1	0.34%
FAIRWAY INDEPENDENT MORTGAGE CORPORATION	1	1	0.34%
FIFTH THIRD BANK NA	1		0.34%
FIRST NATIONAL BANK OF AMERICA	1		0.34%
GENEVA FINANCIAL LLC	1	1	0.34%
GUARANTEED RATE INC	1	1	0.34%
GUILD MORTGAGE COMPANY LLC	1	1	0.34%
HOMEXPRESS MORTGAGE CORP	1		0.34%
KIND LENDING LLC	1		0.34%
LADERA LENDING INC	1		0.34%
LAFAYETTE FEDERAL CREDIT UNION	1	1	0.34%
LAUNCH FINANCIAL GROUP LLC	1		0.34%
LOAN STORE INC	1		0.34%
LOANDEPOT.COM LLC	1		0.34%
LOANLOCK	1		0.34%
MUNICIPAL TRUST AND SAVINGS BANK	1	1	0.34%
NATIONSTAR MORTGAGE LLC	1		0.34%
OPTIMUM FIRST INC	1	1	0.34%
PACIFIC PRIVATE MONEY INC	1		0.34%
PNC BANK NATIONAL ASSOCIATION	1		0.34%
SHELLPOINT MORTGAGE	1	1	0.34%
SILVERTHORNE TOWN OF	1	1	0.34%
SUMMIT COMBINED HOUSING AUTHORITY	1	1	0.34%
SWBC MORTGAGE CORP	1		0.34%
THE HORN FUNDING CORP	1	1	0.34%
THE HUNTINGTON NATIONAL BANK	1		0.34%
TOWN OF BRECKENRIDGE HOUSING AUTHORITY	1	1	0.34%
TRUIST BANK	1		0.34%
UBS BANK USA	1		0.34%
UNION HOME MORTGAGE CORP	1	1	0.34%
USAA FEDERAL SAVINGS BANK	1	1	0.34%
WATERMARK CAPITAL INC	1	1	0.34%
TOTAL LOANS FOR DECEMBER 2024:	297	81	100.00%

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Upper End Transaction Detail

December 2024

Note: 2 Transactions intentionally omitted due to Protected Person Status

Upper End Purchaser Details

Brm	Bath	Year Built	Size	Price	Legal	PPSF	Date	Street Address	Origin of Buyer: City	Origin of Buyer: State
4	7.00	2015	7771	\$ 7,850,000.00	SPRUCE VALLEY RANCH SUBD Filing 1 Lot 6	\$ 1,010.17	12/17/2024	172 TARNWOOD COURT	PLANO	TX
5	6.00	2021	3960	\$ 6,650,000.00	HIGHLANDS AT BRECK-DISCOVERY HILL Filing 2 Lot 139	\$ 1,115.77	12/19/2024	1290 DISCOVERY HILL DRIVE	HOMER GLEN	IL
4	5.00	2005	5220	\$ 4,250,000.00	HIGHLANDS AT BRECK-HIGHLANDS PARK Lot 62	\$ 814.18	12/6/2024	66 SAGE DRIVE	NASHVILLE	TN
4	5.00	2024	3050	\$ 4,052,500.00	ALCOVE TH Unit 14	\$ 1,328.69	12/10/2024	0091 ALCOVE COURT	NICHOLS HILLS	OK
4	5.00	2023	3050	\$ 4,006,500.00	ALCOVE TH Unit 15	\$ 1,313.61	12/23/2024	0096 ALCOVE COURT	CENTENNIAL	CO
3	4.00	2024	2653	\$ 3,835,500.00	ALCOVE TH Unit 13	\$ 1,445.72	12/13/2024	0089 ALCOVE COURT	SHAWNEE	KS
3	4.00	2023	2653	\$ 3,806,500.00	ALCOVE TH Unit 16	\$ 1,434.79	12/10/2024	0098 ALCOVE COURT	CENTENNIAL	CO
4	5.00	2023	3050	\$ 3,752,500.00	ALCOVE TH Unit 20	\$ 1,230.33	12/12/2024	0036 ALCOVE COURT	HOUSTON	TX
4	5.00	2023	3050	\$ 3,706,500.00	ALCOVE TH Unit 19	\$ 1,215.25	12/9/2024	0038 ALCOVE COURT	TULSA	OK
5	5.00	2023	3349	\$ 3,675,000.00	VANTAGE POINT HOMES Lot 4	\$ 1,097.34	12/20/2024	409 S 7TH AVE	FORT WORTH	TX
5	6.00	2007	4517	\$ 3,575,000.00	HIGHLANDS AT BRECK-HIGHLANDS PARK Lot 50	\$ 791.45	12/13/2024	236 COTTONWOOD CIRCLE	ATWOOD	KS
5	5.00	2023	3312	\$ 3,500,000.00	VANTAGE POINT HOMES Lot 3	\$ 1,056.76	12/3/2024	407 S 7TH AVE	LOUISVILLE	CO
4	5.00	2005	7445	\$ 3,000,000.00	EAGLES NEST GOLF COURSE SUBD Filing 5 Lot 18	\$ 402.96	12/23/2024	2010 CURRANT WAY	SOUTHWEST RANCHES	FL
4	5.00	2012	3371	\$ 2,910,000.00	SETTLERS CREEK SUBD Filing 1 Lot 18	\$ 863.25	12/27/2024	30 TIP TOP TRAIL	LAFAYETTE	CO
3	4.00	2023	2989	\$ 2,850,000.00	SAWYERS SETTLEMENT TH Unit 3	\$ 953.50	12/9/2024	209 GALENA ALY	RIDGEFIELD	CT
5	4.00	2007	3967	\$ 2,800,000.00	EAGLES NEST GOLF COURSE SUBD Filing 2 Lot 47	\$ 705.82	12/19/2024	325 GAME TRAIL	PHILADELPHIA	PA
5	5.00	2006	4979	\$ 2,800,000.00	TIMBER CREEK ESTATES SUBD Filing 3 Lot 20A	\$ 562.36	12/4/2024	575 WHISPERING PINES CIRCLE	DALLAS	TX
4	5.00	2005	2775	\$ 2,750,000.00	RIVER MEADOWS AT SKI TIP TH Unit 1	\$ 990.99	12/9/2024	44 THACKWELL LANE	CENTENNIAL	CO
4	5.00	2023	3154	\$ 2,620,000.00	HIGHLANDS RIVERFRONT SUBD Lot 10A	\$ 830.69	12/11/2024	178 MONITOR DRIVE	BRECKENRIDGE	CO
3	3.00	1996	2456	\$ 2,600,000.00	YINGLING & NICKLES ADDITION SUBD Block 5 Lot 6	\$ 1,058.63	12/19/2024	305 SOUTH HIGH STREET	FORT COLLINS	CO
4	5.00	2016.00	3120	\$ 2,485,000.00	SOUTH MARYLAND CREEK RANCH Filing 1 Lot 11	\$ 796.47	12/10/2024	167 MARYLAND CREEK ROAD	BRECKENRIDGE	CO
4	5.00	2023	2518	\$ 2,400,000.00	ALCOVE TH Unit 18	\$ 953.14	12/5/2024	0074 ALCOVE COURT	BOULDER	CO
4	5.00	2023	2518	\$ 2,400,000.00	ALCOVE TH Unit 17	\$ 953.14	12/13/2024	0076 ALCOVE COURT	MANDEVILLE	LA
4	5.00	2006	3789	\$ 2,350,000.00	CORINTHIAN HILL SUBD Lot 3538 Block 3	\$ 620.22	12/27/2024	353 ENSIGN DRIVE	BRIARCLIFF MANOR	NY
2	2.00	2007	1448	\$ 2,305,000.00	CRYSTAL PEAK LODGE CONDO Unit 7405	\$ 1,591.85	12/17/2024	1891 SKI HILL ROAD	PEDMONT	OK
3	4.00	2014	2206	\$ 2,300,000.00	ANGLER MTN RANCH LAKESIDE TH Filing 5 Unit 318	\$ 1,042.61	12/23/2024	245 FLY LINE DRIVE	FRISCO	CO
4	4.00	1999	3024	\$ 2,135,000.00	HAMILTON CREEK SUBD Filing 1 Block 11 Lot 4R	\$ 706.02	12/11/2024	25 EAGLE WINGS TRAIL	OVIEDO	FL
4	4.00	2019	2263	\$ 2,045,000.00	SOUTH MARYLAND CREEK RANCH Filing 8 Lot 9B	\$ 903.67	12/19/2024	19 F BARON WAY	KANSAS CITY	MO
12	12.00	2002	6063	\$ 2,005,000.00	DILLON VALLEY SUBD RESUB BLK 1 Block 1 Lot 21	\$ 330.69	12/2/2024	725 STRAIGHT CREEK DRIVE	SILVERTHORNE	NE
3	3.00	2017	1877	\$ 1,945,000.00	RIVER RUN TH PH II Unit 14B	\$ 1,036.23	12/27/2024	40 ERICKSON LOOP	BUCKEYE	AZ
4	5.00	1996	2832	\$ 1,915,300.00	PTARMIGAN TRAIL ESTATES SUBD Filing 2 Lot 35	\$ 676.31	12/4/2024	360 HUMMINGBIRD CIRCLE	PARKER	CO
4	4.00	2001	4330	\$ 1,900,000.00	VALLEY OF THE BLUE SUBD Lots 24 25 & 26	\$ 438.80	12/27/2024	324 RENA ROAD	CEDAR PARK	TX
4	4.00	1979	3476	\$ 1,800,000.00	BLUE RIVER MESA SUBD Filing 2 Lot 61	\$ 517.84	12/6/2024	851 MESA DRIVE	DILLON	CO
4	4.00	1993	3378	\$ 1,795,000.00	SUMMERWOOD PUD Lot 9R	\$ 531.38	12/6/2024	0235 EASTRIDGE DRIVE	SAN ANTONIO	TX
4	4.00	1971	4020	\$ 1,700,000.00	TENDERFOOT ADDN TO DILLON SUBD Block P Lot 1	\$ 422.89	12/9/2024	102 ELKHORN STREET	SILVERTHORNE	CO
2	2.00	2014	1058	\$ 1,695,000.00	WATER HOUSE ON MAIN STREET CONDO Bldg WEST Unit 6206	\$ 1,602.08	12/26/2024	610 COLUMBINE ROAD	ALEXANDRIA	VA
4	4.00	1993	3044	\$ 1,690,000.00	39 DEGREES NORTH SUBD Filing 2 Lot 54	\$ 555.19	12/3/2024	458 COUNTY ROAD 628	BRECKENRIDGE	CO
3	3.00	1995	1658	\$ 1,680,000.00	VILLAGE POINT TH Unit 10	\$ 1,013.27	12/16/2024	203 VILLAGE POINT DRIVE	GOLDEN	CO
2	3.00	1985	1972	\$ 1,616,000.00	TORREY RIDGE CONDO Bldg C Unit 9	\$ 819.47	12/18/2024	127 TORREY LANE	FORT WORTH	TX
4	4.00	1980	1853	\$ 1,600,000.00	BEAVER RUN CONDO Bldg 2 Unit 830	\$ 863.46	12/27/2024	611 VILLAGE ROAD	PHILADELPHIA	PA
5	4.00	1993	3762	\$ 1,590,000.00	CORTINA SUBD Filing 1 Block C Lot 4	\$ 422.65	12/20/2024	1989 LARKSPUR LANE	GEORGETOWN	CO
3	4.00	2022	2209	\$ 1,560,384.00	ARROWLEAF TH SUBD Filing 1 Unit 105	\$ 706.38	12/18/2024	1301 ADAMS AVE	FRISCO	CO
3	3.00	1997	1440	\$ 1,500,000.00	LOS PINOS CONDO Unit C-21 Bldg C	\$ 1,041.67	12/4/2024	43 SNOWFLAKE DRIVE	GRAPEVINE	TX
3	3.00	1994	2622	\$ 1,500,000.00	SODA CREEK AT LAKE DILLON PUD Filing 1 Block 2 Lot 5	\$ 572.08	12/3/2024	48 COACHMAN COURT	SILVERTHORNE	NE
3	4.00	1993	1672	\$ 1,486,441.00	PINE CREEK TH Unit D	\$ 889.02	12/6/2024	905 COLUMBINE ROAD	LINCOLN	NE
3	3.00	1990	2085	\$ 1,470,000.00	SKYVIEW CANYON AT BRECKENRIDGE Lot 1	\$ 705.04	12/10/2024	5 CLUB HOUSE RD	HIGHLANDS RANCH	CO
3	2.00	1970	1540	\$ 1,407,500.00	BEKKEDAL SUBD Block 1 Lot 3	\$ 913.96	12/4/2024	156 WAGON ROAD	CATTLE ROCK	CO
3	3.00	1982	1717	\$ 1,395,000.00	CHATEAUX D MONT CONDO Bldg A Unit 2724	\$ 812.46	12/23/2024	1201 ROAD	NORTHBROOK	IL
4	3.00	1994	2318	\$ 1,360,000.00	BLUE RIDGE AMENDED SUBD Lot 2	\$ 586.71	12/9/2024	253 BLUE RIDGE ROAD	DENVER	CO
1	2.00	2008	688	\$ 1,350,000.00	ONE SKI HILL PLACE CONDO Unit 8420	\$ 1,962.21	12/13/2024	1521 SKI HILL ROAD	CLARENDON HILLS	IL
2	3.00	2023	1415	\$ 1,301,137.00	ARROWLEAF TH SUBD Filing 1 Unit 126	\$ 919.53	12/26/2024	1301 ADAMS AVENUE	SILVERTHORNE	CO
3	3.00	1997	1700	\$ 1,275,000.00	BAY CLUB AT FRISCO CONDO Bldg 3 Unit 216	\$ 750.00	12/30/2024	114 BEAVER LODGE ROAD	FRISCO	CO
3	3.00	1992	2141	\$ 1,250,000.00	DILLON NEW TOWN SUBD Block B Lot 8	\$ 583.84	12/5/2024	308 WEST BUFFALO STREET	LONGMONT	CO
			4864 AC	\$ 1,250,000.00	BILLS RANCH SUBD Lot 147R	N/A	12/18/2024	552 TEMPLE TRAIL	FRISCO	CO
2	3.00	1994	2794	\$ 1,245,000.00	VALLEY OF THE BLUE SUBD Lot 122	\$ 445.60	12/13/2024	243 RENA ROAD	AURORA	CO
2	2.00	2020	1082	\$ 1,225,000.00	RIVER WEST CONDO Bldg 9 Unit 936	\$ 1,132.16	12/26/2024	930 BLUE RIVER PARKWAY	BELLAIRE	TX
2	2.00	2022	986	\$ 1,210,000.00	APRES SHORES CONDO Unit C16	\$ 1,227.18	12/26/2024	740 BLUE RIVER PARKWAY	ROSWELL	GA
2	3.00	1984	1323	\$ 1,205,000.00	CABIN CREEK CONDO Bldg A Unit 1	\$ 910.81	12/11/2024	145 SUNSET DRIVE	COLORADO SPRINGS	CO
3	3.00	1983	1676	\$ 1,205,000.00	MARK MEADOWS TH Unit D	\$ 718.97	12/18/2024	756 BROKEN LANCE DRIVE	ARVADA	CO
2	3.00	1966	2088	\$ 1,200,000.00	M&B: GOVERNMENT TRACTS 12-5-78 SUB Lot 56	\$ 574.71	12/26/2024	367 G ROAD	SILVERTHORNE	CO
4	3.00	1978	2477	\$ 1,150,000.00	SIERRA BOSQUE SUBD Block 3 Lot 2	\$ 464.27	12/6/2024	256 BLUE RIDGE RD	CARY	NC
2	4.00	2022	1586	\$ 1,115,802.00	ARROWLEAF TH SUBD Filing 1 Unit 103	\$ 1,115.80	12/18/2024	1301 ADAMS AVENUE	MCKINNEY	TX
2	3.00	2022	1569	\$ 1,102,300.00	ARROWLEAF TH SUBD Filing 1 Unit 108	\$ 703.60	12/18/2024	1301 ADAMS AVENUE	BROOMFIELD	CO
2	3.00	1996	1352	\$ 1,100,000.00	NORTHSTAR AT KEYSTONE CONDO Bldg 4 Unit 1967	\$ 813.61	12/18/2024	512 NORTHSTAR DRIVE	ARVADA	CO
3	2.00	1967	1804	\$ 1,100,000.00	BLUE RIVER MESA SUBD Filing 1 Lot 23	\$ 609.76	12/16/2024	860 RESCOLA AVENUE	GOLDEN	CO
4	5.00	1991	2577	\$ 1,079,500.00	MEADOW CREEK SUBD Block 2 Lot 13AR	\$ 418.90	12/20/2024	50 HAWN DRIVE	CARLSLE	IA
2	3.00	2022	1433	\$ 1,026,962.00	ARROWLEAF TH SUBD Filing 1 Unit 107	\$ 716.65	12/23/2024	1301 ADAMS AVENUE	HOUSTON	TX
2	2.00	1982	1092	\$ 1,000,000.00	BLUE RIDGE AMENDED SUBD Lot 43	\$ 915.75	12/11/2024	204 BLUE RIDGE ROAD	LAFAYETTE	CO

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Purchaser Titlement Abstract

December 2024

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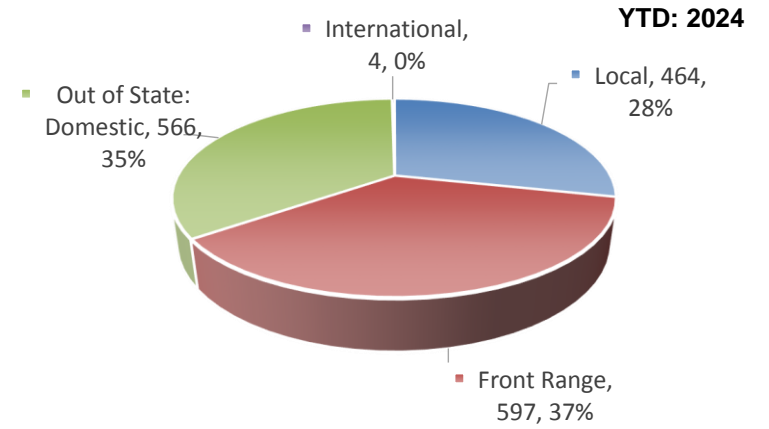
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Origin of Buyer	# of Trans.	% Overall
Local	45	34%
Front Range	38	29%
Out of State: Domestic	48	37%
International	0	0%
Total Sales	131	100%

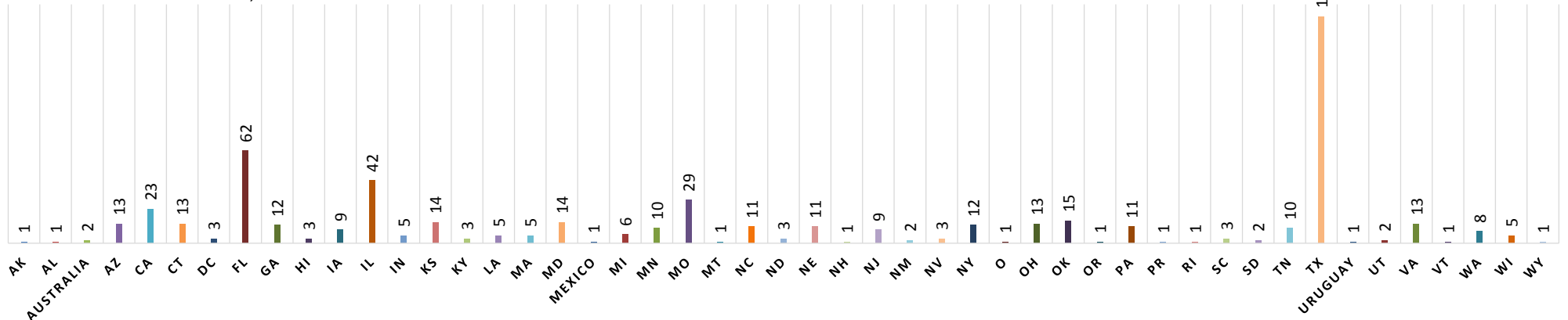
YTD: 2024

Origin of Buyer	# of Trans.	% Overall
Local	464	28%
Front Range	597	37%
Out of State: Domestic	566	35%
International	4	0%
Total Sales	1631	100%

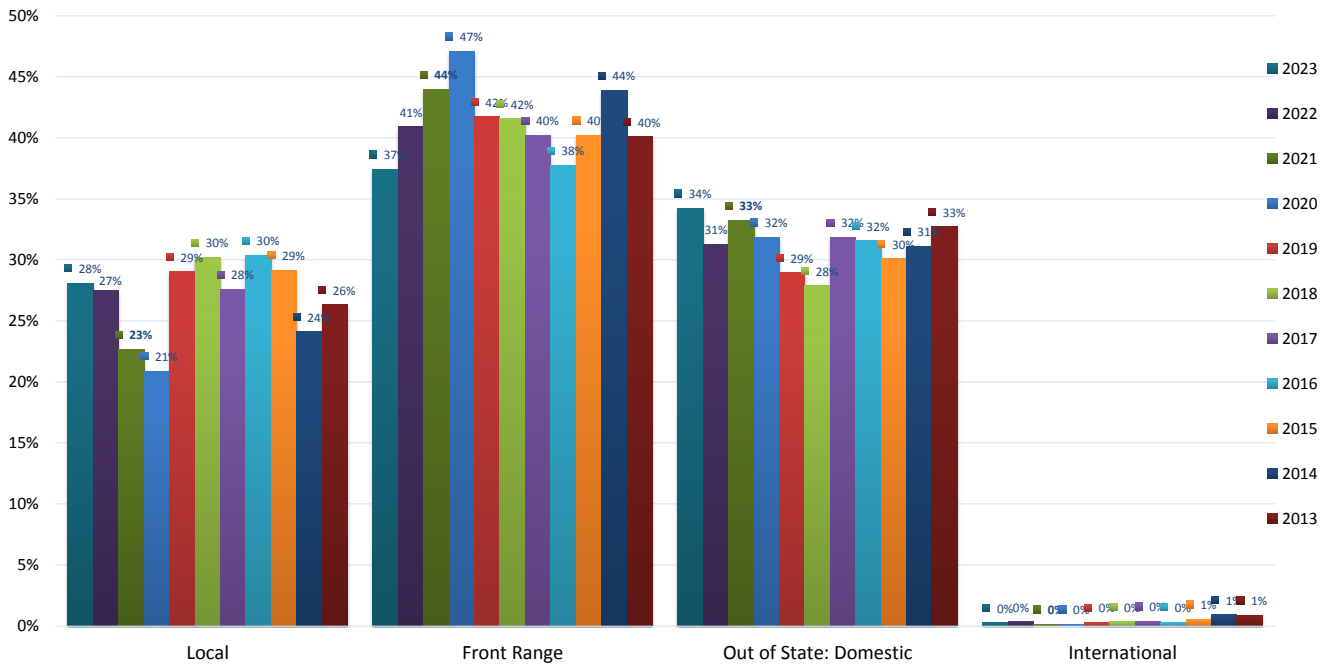


Colorado Purchasers: 1,061

NON-COLORADO YTD: 2024



Purchaser Titlement Abstract History



2022

Origin of Buyer	# of Trans.	% Overall
Local	493	27%
Front Range	734	41%
Out of State: Domestic	561	31%
International	6	0%
Total Sales	1794	100%

2021

Origin of Buyer	# of Trans.	% Overall
Local	650	23%
Front Range	1261	44%
Out of State: Domestic	953	33%
International	4	0%
Total Sales	2868	100%

2023

Origin of Buyer	# of Trans.	% Overall
Local	440	28%
Front Range	586	37%
Out of State: Domestic	536	34%
International	4	0%
Total Sales	1566	100%

2020

Origin of Buyer	# of Trans.	% Overall
Local	585	21%
Front Range	1319	47%
Out of State: Domestic	892	32%
International	4	0%
Total Sales	2800	100%

2016

Origin of Buyer	# of Trans.	% Overall
Local	755	30%
Front Range	938	38%
Out of State: Domestic	785	32%
International	8	0%
Total Sales	2486	100%

2019

Origin of Buyer	# of Trans.	% Overall
Local	709	29%
Front Range	1019	42%
Out of State: Domestic	707	29%
International	7	0%
Total Sales	2442	100%

2015

Origin of Buyer	# of Trans.	% Overall
Local	740	29%
Front Range	1020	40%
Out of State: Domestic	763	30%
International	14	1%
Total Sales	2537	100%

2018

Origin of Buyer	# of Trans.	% Overall
Local	757	30%
Front Range	1042	42%
Out of State: Domestic	699	28%
International	9	0%
Total Sales	2507	100%

2014

Origin of Buyer	# of Trans.	% Overall
Local	492	24%
Front Range	896	44%
Out of State: Domestic	635	31%
International	19	1%
Total Sales	2042	100%

2017

Origin of Buyer	# of Trans.	% Overall
Local	719	28%
Front Range	1048	40%
Out of State: Domestic	830	32%
International	10	0%
Total Sales	2607	100%

New Development Summary

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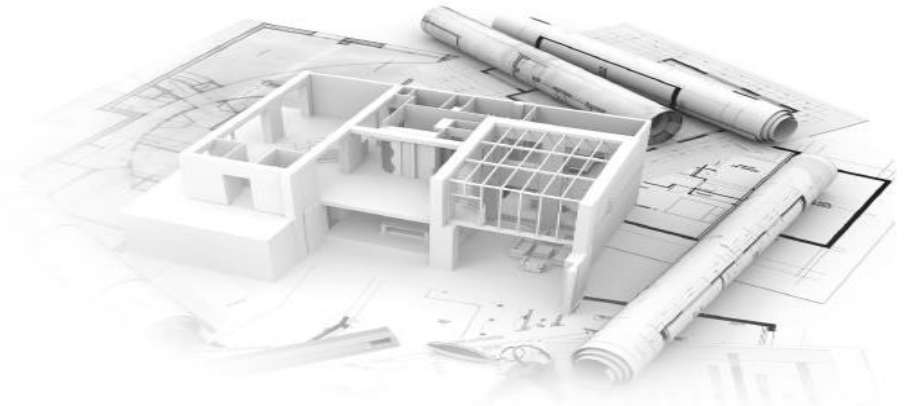
December 2024

Improved Residential New Unit Sales:

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	Address
5	6.00	2021	5960	\$ 6,650,000.00	HIGHLANDS AT BRECK-DISCOVERY HILL Filing 2 Lot 139	SINGLEFAM	\$ 1,115.77	1290 DISCOVERY HILL DRIVE
4	5.00	2024	3050	\$ 4,052,500.00	ALCOVE TH Unit 14	MULTIFAM	\$ 1,328.69	0091 ALCOVE COURT
3	4.00	2024	2653	\$ 3,835,500.00	ALCOVE TH Unit 13	MULTIFAM	\$ 1,445.72	0089 ALCOVE COURT
4	5.00	2023	3050	\$ 3,752,500.00	ALCOVE TH Unit 20	MULTIFAM	\$ 1,230.33	0036 ALCOVE COURT
4	5.00	2023	3050	\$ 3,706,500.00	ALCOVE TH Unit 19	MULTIFAM	\$ 1,215.25	0038 ALCOVE COURT
5	5.00	2023	3349	\$ 3,675,000.00	VANTAGE POINT HOMES Lot 4	SINGLEFAM	\$ 1,097.34	409 S 7TH AVE
3	4.00	2023	2989	\$ 2,850,000.00	SAWYERS SETTLEMENT TH Unit 3	MULTIFAM	\$ 953.50	209 GALENA ALY
4	5.00	2023	2518	\$ 2,400,000.00	ALCOVE TH Unit 17	MULTIFAM	\$ 953.14	0076 ALCOVE COURT
2	4.00	2022	1586	\$ 1,115,902.00	ARROWLEAF TH SUBD Filing 1 Unit 103	MULTIFAM	\$ 703.60	1301 ADAMS AVENUE
2	3.00	2022	1433	\$ 1,026,962.00	ARROWLEAF TH SUBD Filing 1 Unit 107	MULTIFAM	\$ 716.65	1301 ADAMS AVENUE
4	5.00	2023	3050	\$ 4,006,500.00	ALCOVE TH Unit 15	MULTIFAM	\$ 1,313.61	0096 ALCOVE COURT
3	4.00	2023	2653	\$ 3,806,500.00	ALCOVE TH Unit 16	MULTIFAM	\$ 1,434.79	0098 ALCOVE COURT
5	5.00	2023	3312	\$ 3,500,000.00	VANTAGE POINT HOMES Lot 3	SINGLEFAM	\$ 1,056.76	407 S 7TH AVE
4	5.00	2023	2518	\$ 2,400,000.00	ALCOVE TH Unit 18	MULTIFAM	\$ 953.14	0074 ALCOVE COURT
2	3.00	2022	1569	\$ 1,102,300.00	ARROWLEAF TH SUBD Filing 1 Unit 108	MULTIFAM	\$ 702.55	1301 ADAMS AVENUE
4	5.00	2023	3154	\$ 2,620,000.00	HIGHLANDS RIVERFRONT SUBD Lot 10A	SINGLEFAM	\$ 830.69	178 MONITOR DRIVE
3	4.00	2022	2209	\$ 1,560,384.00	ARROWLEAF TH SUBD Filing 1 Unit 105	MULTIFAM	\$ 706.38	1301 ADAMS AVENUE
2	3.00	2023	1415	\$ 1,301,137.00	ARROWLEAF TH SUBD Filing 1 Unit 126	MULTIFAM	\$ 919.53	1301 ADAMS AVENUE

Summary of Improved Residential New Unit Sales:

Average Price:	\$	2,964,538
Average PPSF:	\$	1,037.63
Median Price:	\$	3,175,000
# Transactions:		18
Gross Volume:	\$	53,361,685



Deed Restricted Unit Sales Summary

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December 2024

Deed Restricted Unit Sales:

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	PRIMARY TOWN	PRIMARY STATE
4	2.00	1971	1548	\$ 1,140,000.00	BARTON ADDITION SUBD Lot 6	SINGLEFAM	\$ 736.43	BRECKENRIDGE	CO
3	3.00	1978	1904	\$ 1,020,000.00	DILLON VALLEY SUBD Block 8 Lot 28	SINGLEFAM	\$ 535.71	DILLON	CO
3	2.00	2024	1452	\$ 678,678.00	HIGHLANDS RIVERFRONT SUBD Lot 4B	SINGLEFAM	\$ 467.41	SILVERTHORNE	CO
2	1.00	1985	856	\$ 580,000.00	VICTORIAN GABLES TH Unit I	MULTIFAM	\$ 677.57	BRECKENRIDGE	CO
4	4.00	2020	1809	\$ 517,600.00	DILLON VALLEY VISTAS Lot 4B	MULTIFAM	\$ 286.12	DILLON	CO
0	1.00	2017	666	\$ 430,000.00	BASECAMP SHOPS & RESIDENCES CONDO Unit R208	MULTIFAM	\$ 645.65	FRISCO	CO
3	3.00	2021	1404	\$ 418,667.00	SMITH RANCH SUBD Filing 2 Lot TH 12D	MULTIFAM	\$ 298.20	BRECKENRIDGE	CO
2	1.00	1974	552	\$ 413,317.00	NOW COLORADO AT WARRIORS MARK CONDO Unit B-2	MULTIFAM	\$ 748.76	BRECKENRIDGE	CO
3	2.00	2017	1211	\$ 409,000.00	WEST HILLS TH Filing 1 Unit 3B	MULTIFAM	\$ 337.74	DILLON	CO
2	1.00	1970	691	\$ 364,000.00	GALENA PLACE CONDO Unit 2	MULTIFAM	\$ 526.77	BRECKENRIDGE	CO
2	1.00	1970	691	\$ 364,000.00	GALENA PLACE CONDO Unit 1	MULTIFAM	\$ 526.77	FRISCO	CO
1	1.00	2003	583	\$ 350,000.00	HIGHLAND GREENS LODGE Unit 205 & STORAGE UNIT 205S	MULTIFAM	\$ 600.34	FRISCO	CO
1	1.00	2024	608	\$ 307,500.00	NELLIES NEIGHBORHOOD TH PH I Unit 11	MULTIFAM	\$ 505.76	DILLON	CO
2	2.00	2017	964	\$ 293,990.00	BLUE 52 TH Filing 2 Unit 49	MULTIFAM	\$ 304.97	DILLON	CO
1	1.00	2024	601	\$ 278,500.00	NELLIES NEIGHBORHOOD TH PH I Unit 14	MULTIFAM	\$ 463.39	BRECKENRIDGE	CO

Summary of Deed Restricted Unit Sales:

Average Price:	\$	504,350
Average PPSF:	\$	510.77
Median Price:	\$	413,317
# Transactions:		15
Gross Volume:	\$	7,565,252
Avg. PPSF Deed Restricted/Residential:		60.26%

