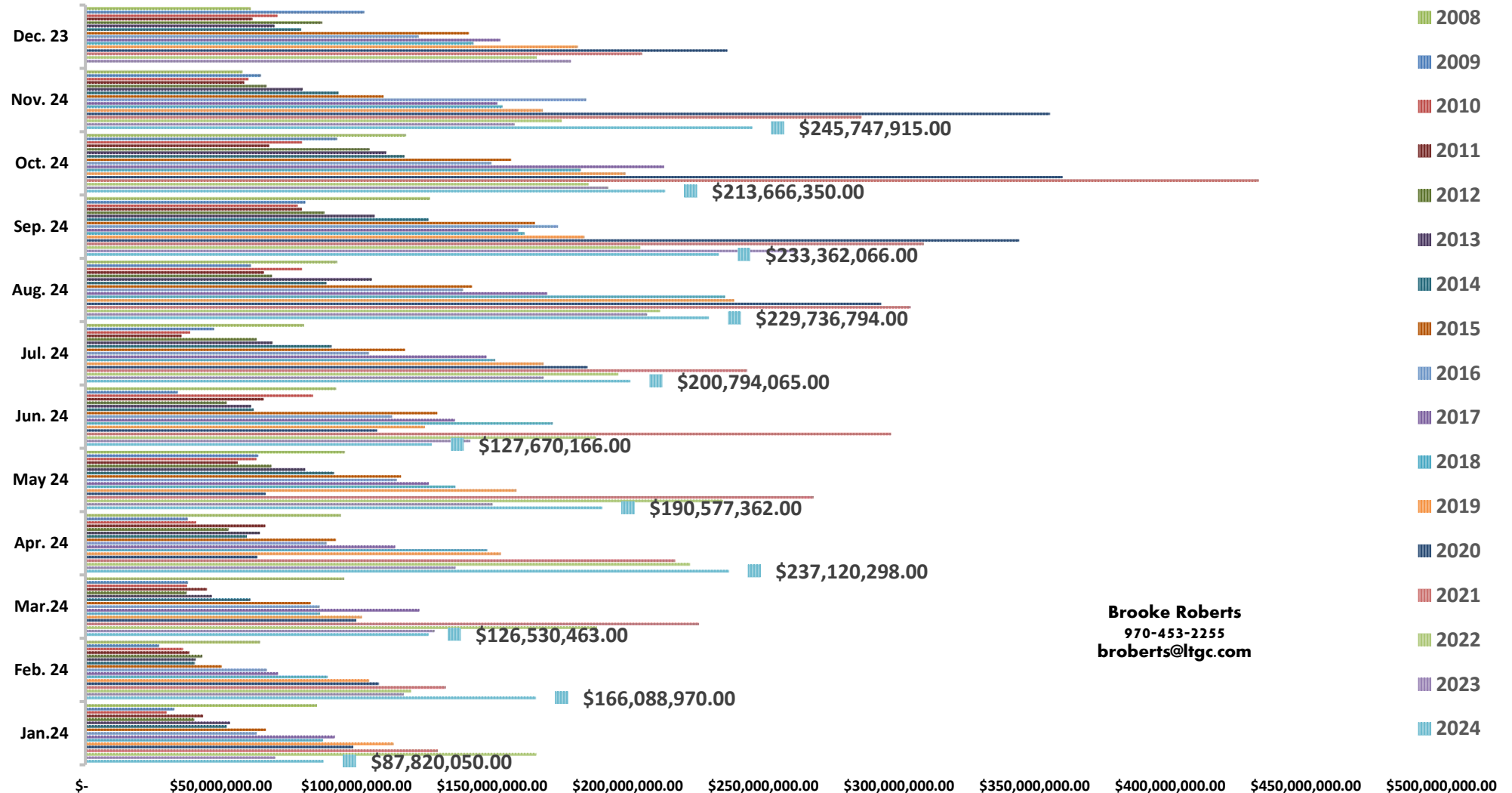
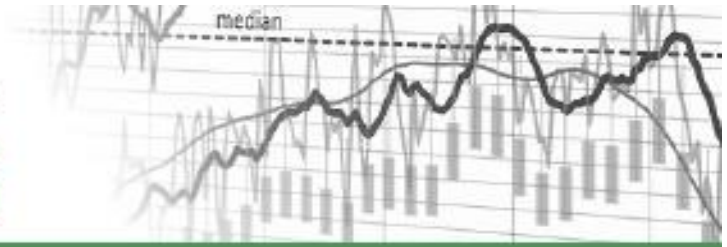




Summit County Market ANALYSIS



Brooke Roberts
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Market Analysis by Area

November 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	\$11,423,000	5%	11	7%	\$1,038,455	\$980,000	\$1,437,667	\$1,152,500	\$576
Breckenridge	\$62,636,400	25%	30	18%	\$2,087,880	\$1,190,000	\$2,164,311	\$1,180,000	\$1,066
Breckenridge Golf Course	\$41,138,620	17%	14	8%	\$2,938,473	\$2,763,000	\$3,089,052	\$2,763,000	\$731
Copper Mountain	\$20,096,400	8%	12	7%	\$1,674,700	\$1,082,500	\$1,736,640	\$1,082,500	\$964
Corinthian Hills & Summerwood	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
Dillon Town & Lake	\$2,092,500	1%	3	2%	\$697,500	\$600,000	\$697,500	\$600,000	\$788
Dillon Valley	\$2,620,000	1%	6	4%	\$436,667	\$352,500	\$436,667	\$352,500	\$588
Farmers Corner	\$2,940,000	1%	1	1%	\$2,940,000	n/a	\$2,940,000	n/a	\$728
Frisco	\$19,415,500	8%	12	7%	\$1,617,958	\$1,230,000	\$1,617,958	\$1,230,000	\$812
Heeney	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
Keystone	\$27,103,500	11%	31	18%	\$874,306	\$780,000	\$874,306	\$780,000	\$926
Montezuma	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
North Summit County (rural)	\$3,475,000	1%	1	1%	\$3,475,000	n/a	\$3,475,000	n/a	\$1,009
Peak 7	\$1,715,000	1%	1	1%	\$1,715,000	n/a	\$1,715,000	n/a	\$536
Silverthorne	\$30,982,727	13%	16	9%	\$1,936,420	\$1,816,000	\$1,970,195	\$1,816,000	\$803
Summit Cove	\$4,671,299	2%	5	3%	\$934,260	\$875,000	\$934,260	\$875,000	\$523
Wilderness	\$6,561,740	3%	9	5%	\$729,082	\$545,000	\$729,082	\$545,000	\$548
Woodmoor	\$785,000	0%	1	1%	\$785,000	n/a	\$785,000	n/a	\$0
(Deed Restricted Units)	\$7,521,229	3%	14	8%	\$537,231	\$576,547	\$537,231	\$576,547	\$451
Quit Claim Deeds	\$570,000	0%	2	1%	\$285,000	n/a	n/a	n/a	n/a
TOTAL	\$245,747,915	100%	169	100%	\$1,553,312	\$1,087,900	\$1,586,041	\$1,087,900	\$840

(New Improved Residential Sales)	\$30,020,527	12%	9	5%	\$3,335,614	\$2,940,000	\$3,335,614	\$2,940,000	\$866
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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: Nov. 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	\$77,629,025	4%	73	5%	\$1,063,411	\$980,000	\$1,549,510	\$1,332,500	\$688
Breckenridge	\$433,042,122	21%	228	15%	\$1,899,308	\$1,152,500	\$1,820,038	\$1,200,000	\$1,076
Breckenridge Golf Course	\$263,722,310	13%	118	8%	\$2,234,935	\$2,262,500	\$2,948,958	\$2,720,000	\$808
Copper Mountain	\$78,606,750	4%	77	5%	\$1,020,867	\$790,000	\$1,179,760	\$880,000	\$993
Corinthian Hills & Summerwood	\$9,639,000	0%	10	1%	\$963,900	\$1,077,500	\$1,171,800	\$1,280,000	\$635
Dillon Town & Lake	\$66,129,400	3%	58	4%	\$1,140,162	\$872,500	\$966,498	\$890,000	\$841
Dillon Valley	\$27,048,300	1%	39	3%	\$693,546	\$512,500	\$693,546	\$512,500	\$604
Farmers Corner	\$17,562,525	1%	7	0%	\$2,508,932	\$1,749,000	\$3,140,505	\$2,940,000	\$960
Frisco	\$210,246,203	10%	147	10%	\$1,430,246	\$1,220,000	\$1,486,824	\$1,250,500	\$825
Heeney	\$2,022,000	0%	5	0%	\$404,400	\$505,000	\$410,000	\$505,000	\$551
Keystone	\$222,811,563	11%	197	13%	\$1,131,023	\$925,000	\$1,190,357	\$957,500	\$876
Montezuma	\$654,000	0%	1	0%	\$654,000	n/a	\$654,000	n/a	\$757
North Summit County (rural)	\$57,027,600	3%	21	1%	\$2,715,600	\$1,925,000	\$3,285,441	\$2,130,000	\$888
Peak 7	\$29,175,367	1%	16	1%	\$1,823,460	\$1,338,000	\$2,101,413	\$1,715,000	\$718
Silverthorne	\$345,585,160	17%	208	14%	\$1,661,467	\$1,165,000	\$1,478,259	\$1,180,000	\$812
Summit Cove	\$50,342,799	2%	46	3%	\$1,094,409	\$925,000	\$1,160,555	\$1,015,250	\$614
Wilderness	\$70,246,697	3%	102	7%	\$688,693	\$592,613	\$718,513	\$602,500	\$594
Woodmoor	\$24,436,000	1%	21	1%	\$1,163,619	\$780,000	\$1,235,853	\$785,000	\$626
Deed Restricted Units	\$72,361,278	4%	121	8%	\$598,027	\$516,700	\$598,027	\$516,700	\$514
Quit Claim Deeds	\$826,400	0%	5	0%	\$165,280	\$170,000	n/a	n/a	n/a
TOTAL	\$2,059,114,499	100%	1500	100%	\$1,445,362	\$1,000,000	\$1,492,238	\$1,095,000	\$839
(NEW UNIT SALES)	\$235,351,914	11%	107	7%	\$2,199,551	\$1,200,000	\$2,199,551	\$1,200,000	\$929

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Breckenridge
Land Title

200 North Ridge Street
Breckenridge, CO 80424

970.453.2255



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	\$1,630,247	-7%	\$417,750	\$782,500	87%	\$286,673	\$364,685	27%
Breckenridge	\$3,104,573	\$3,396,944	9%	\$1,165,634	\$1,211,026	4%	\$1,132,000	\$951,900	-16%
Breckenridge Golf Course	\$3,027,590	\$3,242,545	7%	\$1,069,250	\$1,107,363	4%	\$1,202,000	\$1,443,750	20%
Copper Mountain	\$3,175,000	\$4,904,000	54%	\$896,993	\$968,954	8%	n/a	\$2,000,000	--
Corinthian Hills/Summerwood	\$2,109,600	\$1,432,500	-32%	\$917,667	\$998,000	9%	\$895,000	--	--
Dillon Town & Lake	\$1,479,750	\$1,381,650	-7%	\$794,672	\$913,500	15%	n/a	\$585,000	--
Dillon Valley	\$1,044,167	\$1,080,519	3%	\$446,721	\$424,348	-5%	\$460,000	--	--
Farmers Corner	\$1,332,000	\$3,140,505	136%	n/a	--	--	\$955,000	\$930,000	-3%
Frisco	\$1,742,898	\$2,248,951	29%	\$1,020,834	\$1,189,995	17%	\$574,375	--	--
Heeney	\$771,689	\$410,000	-47%	n/a	--	--	n/a	\$142,000	--
Keystone	\$2,490,672	\$2,335,319	-6%	\$907,129	\$1,080,000	19%	\$866,667	\$1,225,000	41%
Montezuma	\$1,996,875	\$654,000	-67%	\$727,500	--	--	\$95,000	--	--
North Summit County (Rural)	\$2,137,329	\$3,285,441	54%	n/a	--	--	\$1,166,667	\$336,433	-71%
Peak 7	\$1,801,223	\$2,101,413	17%	n/a	--	--	\$866,667	\$619,000	-29%
Silverthorne	\$1,976,407	\$2,046,303	4%	\$1,212,743	\$1,068,005	-12%	\$593,409	\$657,667	11%
Summit Cove	\$1,478,126	\$1,561,521	6%	\$671,074	\$625,933	-7%	\$517,000	\$712,500	38%
Wilderness	\$1,294,491	\$1,196,138	-8%	\$599,576	\$634,928	6%	\$722,500	--	--
Woodmoor	\$2,366,428	\$2,265,083	-4%	\$818,167	\$674,455	-18%	\$1,666,667	\$975,000	-42%
Gross Average:	\$2,086,709	\$2,395,612	15%	\$953,206	\$1,014,538	6%	\$679,558	\$724,639	7%

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	\$1,374,500	-12%	\$384,500	\$650,000	69%	\$232,000	\$283,500	22%
Breckenridge	\$2,400,000	\$2,825,000	18%	\$1,025,000	\$1,016,000	-1%	\$540,000	\$573,200	6%
Breckenridge Golf Course	\$2,850,000	\$2,945,000	3%	\$1,073,750	\$985,000	-8%	\$1,162,500	\$1,550,000	33%
Copper Mountain	\$3,100,000	\$5,638,000	82%	\$887,000	\$840,000	-5%	n/a	n/a	--
Corinthian Hills/Summerwood	\$1,725,000	n/a	--	\$924,000	\$875,000	-5%	n/a	n/a	--
Dillon Town & Lake	\$1,510,000	\$1,480,450	-2%	\$759,300	\$870,000	15%	n/a	n/a	--
Dillon Valley	\$1,017,500	\$1,035,000	2%	\$415,500	\$392,500	-6%	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	\$2,000,000	25%	\$944,500	\$1,050,000	11%	\$630,000	n/a	--
Heeney	\$482,500	\$505,000	5%	n/a	n/a	--	n/a	n/a	--
Keystone	\$2,395,000	\$1,915,000	-20%	\$845,000	\$909,400	8%	\$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	\$2,130,000	9%	n/a	n/a	--	\$45,216	\$45,561	1%
Peak 7	\$1,425,000	\$1,715,000	20%	n/a	n/a	--	n/a	\$675,000	--
Silverthorne	\$1,668,050	\$1,982,350	19%	\$1,094,600	\$999,000	-9%	\$613,750	\$670,000	9%
Summit Cove	\$1,347,500	\$1,470,000	9%	\$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	\$721,000	-15%	\$1,100,000	\$775,000	-30%
Gross Median:	\$1,782,000	\$2,000,000	12%	\$860,000	\$871,000	1%	\$527,500	\$600,000	14%

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Historic Market Analysis Percentage Market Change: 2014 - 2024

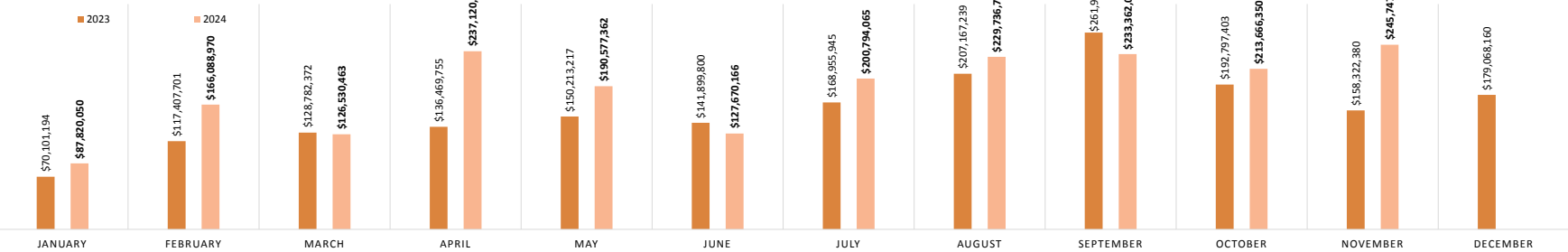
Month to Month Comparison: Gross Volume

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%	\$50,326,500	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%	\$166,088,970
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	-100%	
YTD Comparison	\$966,995,219	27%	\$1,231,358,111	4%	\$1,285,785,881	17%	\$1,506,142,622	7%	\$1,605,600,759	5%	\$1,717,395,102	21%	\$2,082,384,786	36%	\$2,829,896,769	-26%	\$2,095,150,887	-17%	\$1,734,096,472	19%	\$2,059,114,499
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	8%	\$2,059,114,499

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	-5%	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	-100%	
YTD Comparison	1,965	15%	2,261	1%	2,283	4%	2,377	-2%	2,329	-4%	2,212	14%	2,517	7%	2,685	-38%	1,673	-14%	1,438	4%	1,500
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%	1,500

CURRENT MONTH TO MONTH



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Residential Cost Analysis

Residential Improved Units - Price Point Summary

November 2024

Average Price:			\$1,586,041
	# Transactions	Gross Volume	Percentage Gross
<=200,000	0	\$0	0%
200,001 to 300,000	1	\$261,299	0%
300,001 to 400,000	8	\$2,861,740	1%
400,001 to 500,000	3	\$1,335,000	1%
500,001 to 600,000	18	\$10,053,000	5%
600,001 to 700,000	7	\$4,570,000	2%
700,001 to 800,000	6	\$4,463,900	2%
800,001 to 900,000	7	\$5,939,000	3%
900,001 to 1,000,000	14	\$13,462,000	6%
1,000,001 to 1,500,000	26	\$31,127,927	14%
1,500,001 to 2,000,000	14	\$23,982,000	11%
2,000,001 to 2,500,000	9	\$19,792,700	9%
2,500,001 to 3,000,000	8	\$22,158,000	10%
over \$ 3 Million	18	\$80,453,120	36%
Total:	139	\$220,459,686	100%

November 2024

New Construction		Number Trans.	Total Volume	Average Price
Single Family		8	\$29,010,500	\$3,626,313
Multi Family		1	\$1,010,027	\$1,010,027
Vacant Land		0	\$0	\$0
Resales		Number Trans.	Total Volume	Average Price
Single Family		44	\$115,756,320	\$2,630,825
Multi Family		86	\$74,682,839	\$868,405
Vacant Land		6	\$7,997,000	\$1,332,833
Gross Residential Price Index		Number Trans.	Total Volume	Average Price
Single Family		52	\$144,766,820	\$2,783,977
Multi Family		87	\$75,692,866	\$870,033
Vacant Land		6	\$7,997,000	\$1,332,833
YTD: Nov. 2024		Number Trans.	Total Volume	Average Price
Single Family		404	\$967,827,396	\$2,395,612
Multi Family		764	\$775,106,900	\$1,014,538
Vacant Land		67	\$48,550,825	\$724,639
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
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200 North Ridge Street
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80424
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Historic Residential Cost Analysis

Historical Residential Improved Units - Price Point Summary

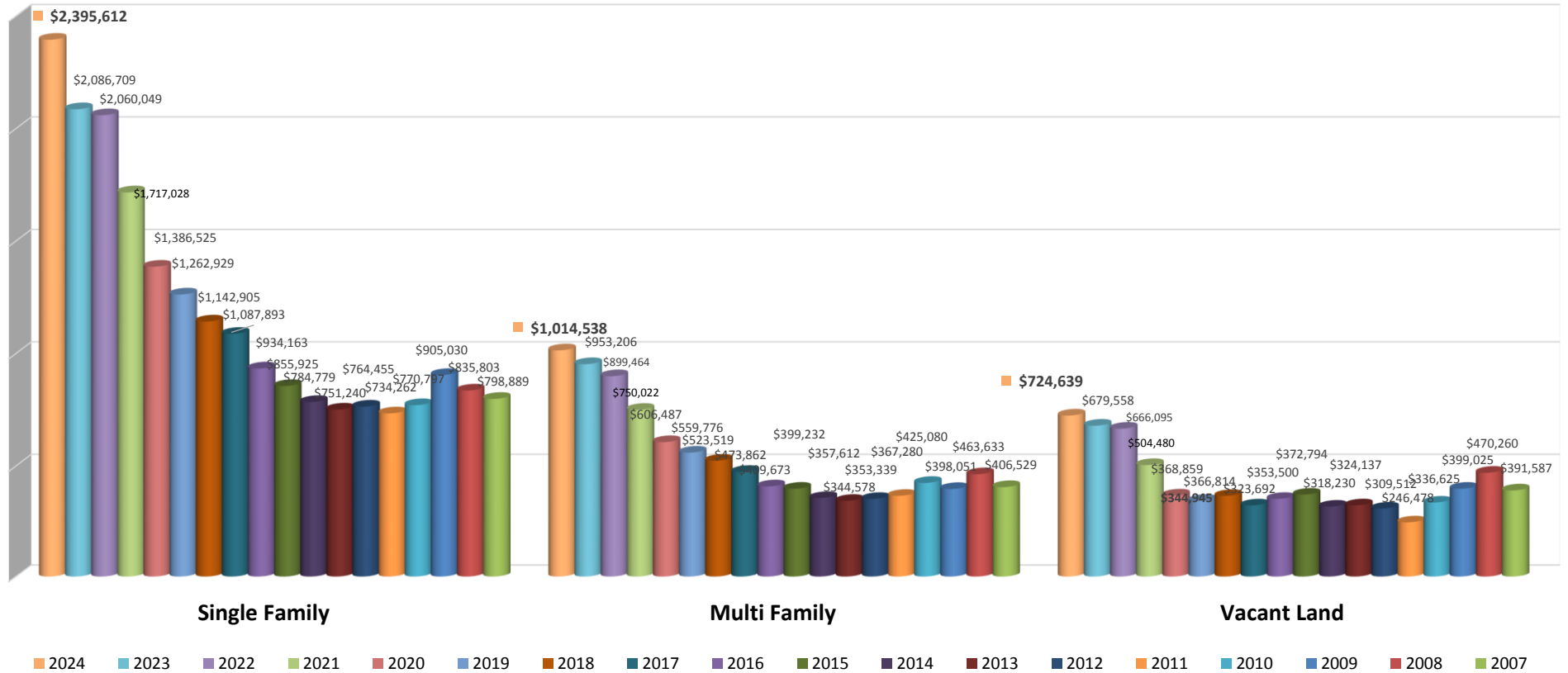
2018: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	736	\$841,177,997	\$1,142,905
Multi Family	1258	\$658,587,481	\$523,519
Vacant Land	192	\$70,428,209	\$366,814
2017: Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	756	\$822,447,297	\$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:			\$1,492,238
	# 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	36	\$13,028,840	1%
400,001 to 500,000	36	\$16,323,000	1%
500,001 to 600,000	91	\$50,560,419	3%
600,001 to 700,000	90	\$58,594,086	3%
700,001 to 800,000	95	\$71,841,063	4%
800,001 to 900,000	86	\$73,155,690	4%
900,001 to 1,000,000	87	\$83,597,302	5%
1,000,001 to 1,500,000	270	\$332,438,858	19%
1,500,001 to 2,000,000	132	\$228,160,500	13%
2,000,001 to 2,500,000	74	\$165,902,363	10%
2,500,001 to 3,000,000	62	\$172,326,517	10%
over \$ 3 Million	105	\$476,090,359	27%
Total:	1168	\$1,742,934,296	100%

YTD. 2023 Price Point Summary for Residential Volume - Average Price:			\$1,342,407
	# 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	30	\$11,054,200	1%
400,001 to 500,000	47	\$21,124,015	1%
500,001 to 600,000	95	\$53,133,750	4%
600,001 to 700,000	98	\$63,102,250	4%
700,001 to 800,000	74	\$55,481,767	4%
800,001 to 900,000	99	\$84,940,600	6%
900,001 to 1,000,000	84	\$80,793,125	5%
1,000,001 to 1,500,000	255	\$316,078,212	21%
1,500,001 to 2,000,000	138	\$239,496,776	16%
2,000,001 to 2,500,000	78	\$177,355,739	12%
2,500,001 to 3,000,000	51	\$142,161,976	10%
over \$ 3 Million	60	\$249,567,815	17%
Total:	1114	\$1,495,441,225	100%

YTD. 2022 Price Point Summary for Residential Volume - Average Price:			\$1,331,879
	# Transactions	Gross Volume	Percentage Gross
<=200,000	3	\$480,000	0%
200,001 to 300,000	6	\$1,627,016	0%
300,001 to 400,000	38	\$13,984,700	1%
400,001 to 500,000	77	\$35,063,963	2%
500,001 to 600,000	107	\$59,978,665	3%
600,001 to 700,000	122	\$79,631,406	5%
700,001 to 800,000	110	\$82,444,160	5%
800,001 to 900,000	105	\$89,769,800	5%
900,001 to 1,000,000	100	\$95,584,833	5%
1,000,001 to 1,500,000	237	\$292,453,473	17%
1,500,001 to 2,000,000	178	\$309,400,616	18%
2,000,001 to 2,500,000	93	\$208,968,418	12%
2,500,001 to 3,000,000	54	\$149,439,868	9%
over \$ 3 Million	76	\$320,606,643	18%
Total:	1306	\$1,739,433,561	100%

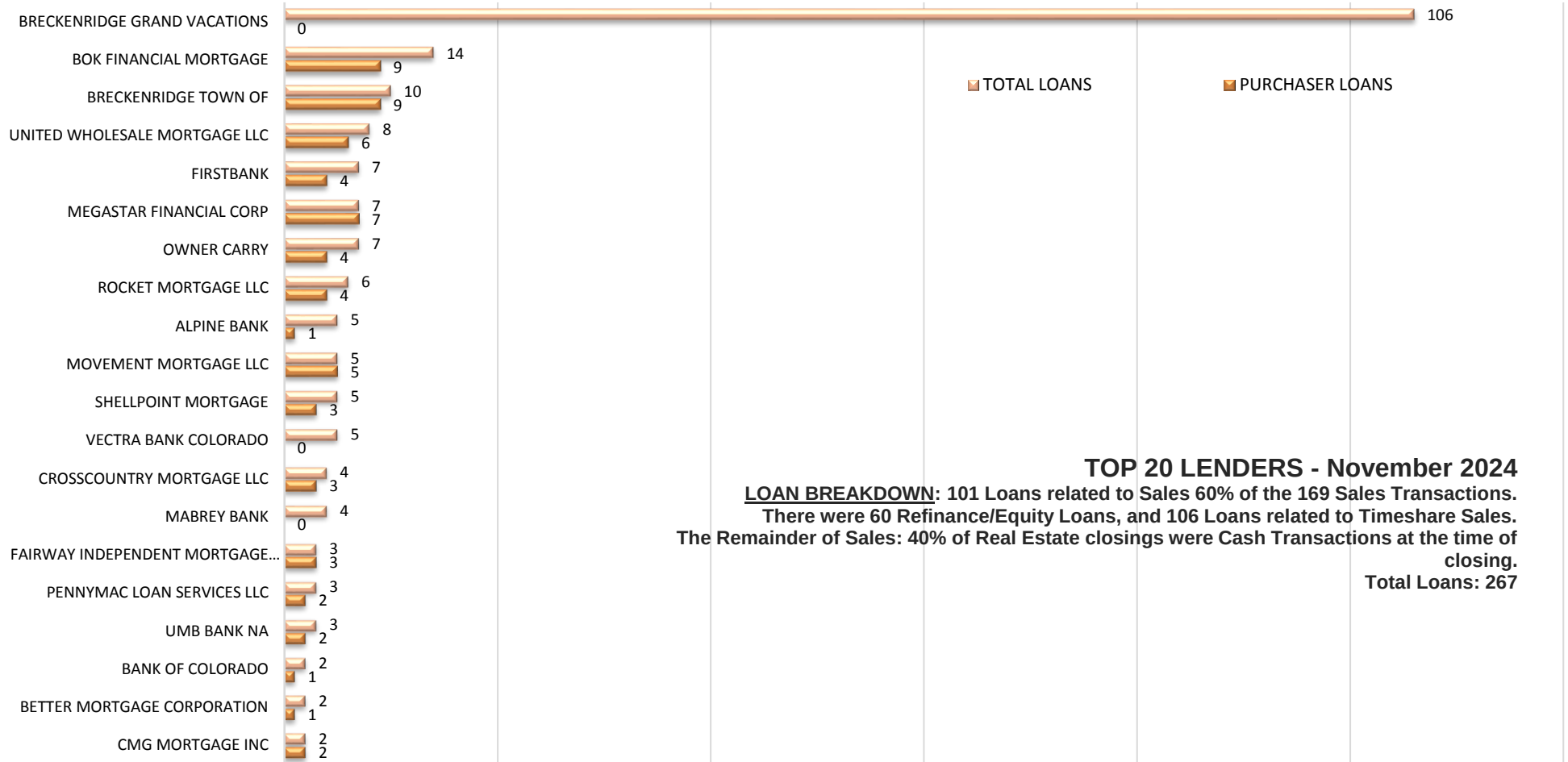
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Lender Analysis



TOP 20 LENDERS - November 2024

LOAN BREAKDOWN: 101 Loans related to Sales 60% of the 169 Sales Transactions.
 There were 60 Refinance/Equity Loans, and 106 Loans related to Timeshare Sales.
 The Remainder of Sales: 40% of Real Estate closings were Cash Transactions at the time of closing.
Total Loans: 267

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Market Highlights

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November 2024

Top Priced Improved Residential Sale:

ACCOUNT	6511792	
BEDROOM	5	
BATH	7.00	
YOC	2016	
HEATED SQFT	5804	
LANDSIZE	0.6800	
RECEPTION	1340526	
PRICE	\$	8,800,000.00
AREA	BRECKEN	
LEGAL	LOMAX ESTATES SUBD Lot 6	
PPSF	\$	1,516.20
DATE	11/1/2024	

Top Priced PSF Improved Residential Sale:

6517532	
4	
5.00	
2016	
2783	
0.2135	
1340670	
\$	4,750,000.00
BRECKEN	
SHOCK HILL OVERLOOK Filing 2 Lot 5A	
\$	1,706.79
11/6/2024	



Foreclosure Document Breakdown

November 2024	Total	Timeshare	Fee Simple	Unknown: No legal shown
#1 Notice Election & Demand: (NED)	5	0	5	0
#2 Certificate of Purchase: (CTP)	0	0	0	0
#3 Public Trustee's Deeds: (PTD)	0	0	0	0
Total Foreclosure Docs Filed:	5	0	5	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	
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	
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	
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	
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	
2023 Summary:		2024 Summary:		
NED:	47	NED:	49	
Withdrawn NED'S	5	Withdrawn NED'S	49	
Active NED's for 2023:	42	Active NED's for 2024:	49	
Public Trustee's Deeds Issued:	20	Public Trustee's Deeds Issued:	33	
Summary Foreclosure Actions:				
Total Active NED's for Period: 1/1/2009 thru 12/31/2023		961		
Total PTD's Issued: 1/1/2009 thru 12/31/2022		933		
Unissued Public Trustee's Deeds Remaining:		28		

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Summary of Foreclosure Actions

YTD: Nov. 2024

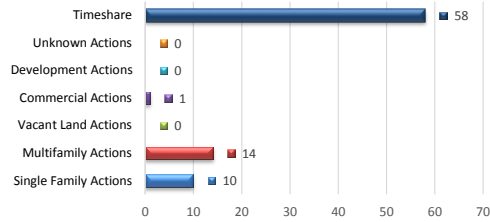
Property Foreclosure Summary:

Fee Simple Actions	25
Timeshare Actions	58
Unknown Actions	0

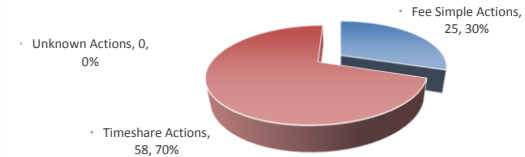
Property Type Breakdown:

Single Family Actions	10
Multifamily Actions	14
Vacant Land Actions	0
Commercial Actions	1
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

Blue River	3
Breckenridge	66
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	0
Montezuma	0
North Summit County Rural	0
Peak 7	1
Silverthorne	3
Summit Cove	1
Wilderness	3
Woodmoor	0

Location Summary: Fee Simple Only

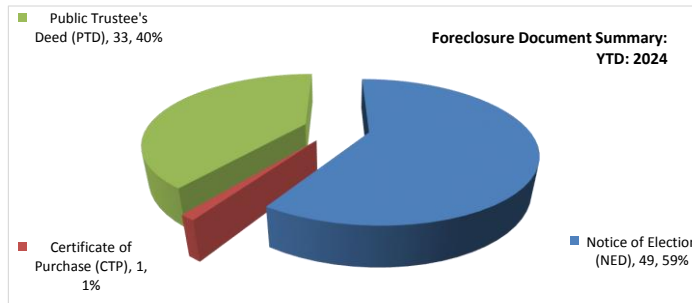
Blue River	3
Breckenridge	8
Breckenridge Golf Course	0
Central Summit County	0
Copper Mountain	1
Corinthian Hill & Summerwood	0
Dillon, Town & Lake	0
Dillon Valley	1
Farmers Corner	2
Frisco	1
Heeney	0
Keystone	0
Montezuma	0
North Summit County Rural	0
Peak 7	1
Silverthorne	3
Summit Cove	1
Wilderness	3
Woodmoor	0

* Location Summaries do not include recordings with Unknown Legal Descriptions

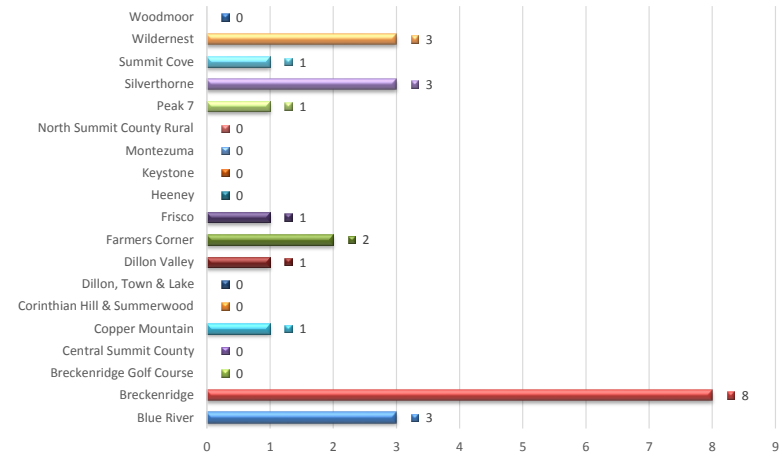
Document Summary:

Notice of Election (NED)	49
Certificate of Purchase (CTP)	1
Public Trustee's Deed (PTD)	33

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



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Top Lender Listing

LENDER	NUMBER LOANS	(PURCHASE LOANS)	PERCENTAGE TOTAL
BRECKENRIDGE GRAND VACATIONS	106		39.70%
BOK FINANCIAL MORTGAGE	14	9	5.24%
BRECKENRIDGE TOWN OF	10	9	3.75%
UNITED WHOLESale MORTGAGE LLC	8	6	3.00%
FIRSTBANK	7	4	2.62%
MEGASTAR FINANCIAL CORP	7	7	2.62%
OWNER CARRY	7	4	2.62%
ROCKET MORTGAGE LLC	6	4	2.25%
ALPINE BANK	5	1	1.87%
MOVEMENT MORTGAGE LLC	5	5	1.87%
SHELLPOINT MORTGAGE	5	3	1.87%
VECTRA BANK COLORADO	5		1.87%
CROSSCOUNTRY MORTGAGE LLC	4	3	1.50%
MABREY BANK	4		1.50%
FAIRWAY INDEPENDENT MORTGAGE CORPORATION	3	3	1.12%
PENNYMAC LOAN SERVICES LLC	3	2	1.12%
UMB BANK NA	3	2	1.12%
BANK OF COLORADO	2	1	0.75%
BETTER MORTGAGE CORPORATION	2	1	0.75%
CMG MORTGAGE INC	2	2	0.75%
GUARANTEED RATE INC	2	2	0.75%
MORGAN STANLEY PRIVATE BANK NATIONAL ASSOCIATION	2	2	0.75%
SILVERTHORNE TOWN OF	2	2	0.75%
SUMMIT COMBINED HOUSING AUTHORITY	2	2	0.75%
ACADEMY BANK NA	1		0.37%
ADAMS BANK & TRUST	1		0.37%
ALLIED MORTGAGE GROUP INC	1		0.37%
AMERICAN FINANCING CORPORATION	1		0.37%
BANK OF AMERICA NA	1	1	0.37%
BAXTER CREDIT UNION	1		0.37%
BLUE FEDERAL CREDIT UNION	1		0.37%
BMO BANK N.A.	1		0.37%
BMO BANK NA	1	1	0.37%
BRECKENRIDGE TOWN OF HOUSING AUTHORITY	1	1	0.37%
CASTLE & COOKE MORTGAGE LLC	1		0.37%
CHANGE LENDING LLC	1	1	0.37%
CIBC BANK USA	1	1	0.37%
CITADEL SERVICING CORPORATION	1		0.37%
CITIBANK NA	1		0.37%
CITIBANK NA	1	1	0.37%
CLEARPATH LENDING	1		0.37%
COASTAL COMMUNITY BANK	1		0.37%
COMMERCE BANK	1	1	0.37%
DELMAR FINANCIAL COMPANY	1	1	0.37%
ELEVATIONS CREDIT UNION	1		0.37%
ENT CREDIT UNION	1	1	0.37%
FEDERAL HOUSING COMMISSIONER	1		0.37%
FIFTH THIRD BANK NATIONAL ASSOCIATION	1	1	0.37%
FIGURE LENDING LLC	1		0.37%
FIRST-CITIZENS BANK & TRUST COMPANY	1	1	0.37%
FUNDLOANS CAPITAL	1	1	0.37%
GUARDIAN MORTGAGE	1	1	0.37%
HSBC BANK USA NA	1	1	0.37%
INTERBANK	1		0.37%
JPMORGAN CHASE BANK NA	1	1	0.37%
KIND LENDING LLC	1	1	0.37%
MID AMERICA BANK	1	1	0.37%
MIDWESTONE BANK	1	1	0.37%
MOVEMENT MORTGAGE, LLC	1	1	0.37%
MUTUAL OF OMAHA MORTGAGE INC	1		0.37%
NBH BANK	1		0.37%
NEW AMERICAN FUNDING LLC	1	1	0.37%
NORTHPOINTE BANK	1	1	0.37%
NOVUS HOME MORTGAGE	1	1	0.37%
PENNYMAC LOAN SERVICES INC	1	1	0.37%
POWERTPO	1		0.37%
RBI MORTGAGES LLC	1		0.37%
SAGE HOME LOANS CORPORATION	1		0.37%
SOLUTIONS NORTH BANK	1		0.37%
SUPERIOR CREDIT UNION INC	1	1	0.37%
THE LOAN STORE INC	1		0.37%
UBS BANK USA	1	1	0.37%
USAA FEDERAL SAVINGS BANK	1	1	0.37%
WELLS FARGO BANK NA	1	1	0.37%
XPRT HOME LENDING INC	1		0.37%
TOTAL LOANS FOR DECEMBER 2024:	267	101	100.00%

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Upper End Transaction Detail

November 2024

Note: 2 Transactions Intentionally omitted due to Protected Person Status

Upper End Purchaser Details

	Bath	Year Built	Size	Price	Legal	PPSF	Date	Street Address	Origin of Buyer: City	Origin of Buyer: State	
5	7.00	2016	5804	\$ 8,800,000.00	LOMAX ESTATES SUBD Lot 6	\$	1,516.20	11/1/2024	71 LOMAX DRIVE	KATY	TX
5	7.00	2021	6016	\$ 6,900,000.00	BOULDER RIDGE III SUBD Lot 3	\$	1,146.94	11/6/2024	95 N WOODS LANE	ORANGE	CA
7	9.00	2022	7057	\$ 5,638,000.00	LEWIS RANCH AT COPPER SUBD Lot 27	\$	798.92	11/26/2024	30 CR 1200	EASTLAKE	CO
4	6.00	2011	4447	\$ 5,400,000.00	LOMAX ESTATES SUBD Lot 5	\$	1,214.30	11/25/2024	81 LOMAX DRIVE	BRECKENRIDGE	CO
5	9.00	1999	6520	\$ 4,757,620.00	SUMMIT ESTATES SUBD Filing 4 Lot 59	\$	729.70	11/15/2024	2832 ESTATES DRIVE	HOUSTON	TX
4	5.00	2016	2783	\$ 4,750,000.00	SHOCK HILL OVERLOOK Filing 2 Lot 5A	\$	1,706.79	11/6/2024	52 WEST POINT LODGE	BRECKENRIDGE	CO
4	5.00	2016	4921	\$ 4,675,000.00	HIGHLANDS AT BRECKENRIDGE Filing 8 Lot 201	\$	950.01	11/13/2024	788 PRESTON WAY	SOUTHLAKE	TX
4	5.00	2017	4371	\$ 4,200,000.00	HIGHLANDS AT BRECKENRIDGE Filing 5 Lot 138	\$	960.88	11/19/2024	531 HIGHLANDS DRIVE	MC KINNEY	TX
4	4.00	2014	2399	\$ 4,000,000.00	SHOCK HILL Phase 2 Lot 12	\$	1,667.36	11/7/2024	61 UNION TRAIL	PIERRE	SD
4	5.00	1970	3404	\$ 3,860,000.00	WEISSHORN SUBD Filing 1 Block 8 Lot 7	\$	1,133.96	11/12/2024	214 WELLINGTON ROAD	GREENWOOD VILLAGE	CO
4	4.00	2024	3444	\$ 3,757,500.00	CHALETES ON 2ND Lot 5	\$	1,091.03	11/1/2024	209 STREET	DENVER	CO
5	7.00	1998	4450	\$ 3,675,000.00	HAMILTON CREEK SUBD Filing 1 Lot 10	\$	825.84	11/8/2024	731 LAKEVIEW CIRCLE	DILLON	CO
		1994&2008&20	12059	\$ 3,670,000.00	M&B: MASCOIT & SWAN RIVER MS#7083 SEC 24-6-77	\$	304.34	11/20/2024	6061 TIGER ROAD	WHEAT RIDGE	CO
4	4.00	2024	3444	\$ 3,500,000.00	CHALETES ON 2ND Lot 4	\$	1,016.26	11/1/2024	212 ALLEY	WESTMINSTER	CO
4	5.00	2021	3445	\$ 3,475,000.00	SOUTH MARYLAND CREEK Filing 10 Lot 72	\$	1,008.71	11/1/2024	257 MCKAY ROAD	LAKE FOREST	IL
4	5.00	2022	3464	\$ 3,390,000.00	ANGLER MOUNTAIN VISTAS SUBD Lot 15	\$	978.64	11/14/2024	386 ANGLER MOUNTAIN RANCH ROAD	SAINT PETERSBURG	FL
4	6.00	1995	4444	\$ 3,375,000.00	SUMMIT ESTATES SUBD Filing 1 Lot 51	\$	759.45	11/14/2024	1760 ESTATES DRIVE	HOUSTON	TX
5	5.00	1997	5602	\$ 3,200,000.00	HIGHLANDS AT BRECKENRIDGE Filing 3 Lot 76	\$	571.22	11/21/2024	210 HIGHLANDS DRIVE	SOUTHLAKE	TX
4	5.00	2006	3655	\$ 3,100,000.00	LEWIS RANCH AT COPPER Lots 38B-8	\$	848.15	11/1/2024	882 BEELER PLACE	SPRING	TX
5	6.00	2021	4037	\$ 2,940,000.00	GOLD HILL SUBD Filing 1 Lot 21	\$	728.26	11/14/2024	114 SHERWOOD TRAIL	POTOMAC	MD
4	4.00	1999	4220	\$ 2,925,000.00	LAKESHORE SUBD Lot 48A	\$	693.13	11/26/2024	61 TARN TRAIL	ENGLEWOOD	CO
5	6.00	2000	6834	\$ 2,900,000.00	FAIRWAYS AT BRECKENRIDGE SUBD Lot 5	\$	424.35	11/1/2024	2520 HIGHLANDS DRIVE	LONE TREE	CO
4	4.00	2018	3190	\$ 2,842,000.00	ANGLER MOUNTAIN RANCH SUBD Filing 3 Lot 6	\$	890.91	11/26/2024	363 ANGLER MOUNTAIN RANCH ROAD	JUPITER	FL
3	5.00	1992	3168	\$ 2,800,000.00	WILLOW SPRINGS SUBD Lot 5	\$	883.84	11/15/2024	93 HORIZON LANE	COLORADO SPRINGS	CO
4	5.00	2011	3154	\$ 2,626,000.00	HIGHLANDS AT BRECKENRIDGE Filing 1 Lot 30	\$	832.59	11/15/2024	150 MARKS LANE	DALLAS	TX
4	4.50	2024	3042	\$ 2,575,000.00	HIGHLANDS RIVERFRONT SUB Lot 118	\$	846.48	11/27/2024	198 MONITOR DRIVE	BRECKENRIDGE	CO
4	4.50	2024	3042	\$ 2,550,000.00	HIGHLANDS RIVERFRONT SUB Lot 108	\$	838.26	11/21/2024	180 MONITOR DRIVE	HINGHAM	MA
4	4.00	2000	3402	\$ 2,450,000.00	RESERVE AT FRISCO Filing 2 Phase 1 Block 1 Lot 8	\$	720.16	11/8/2024	109 SILVERBELL COURT	NAPLES	FL
4	5.00	2000	4166	\$ 2,260,000.00	SILVER SHEKEL SUBD Filing 3 Lot 2	\$	542.49	11/15/2024	401 SILVER CIRCLE	CONROE	TX
4	4.00	2010	2899	\$ 2,248,700.00	CABINS AT ANGLER MTN RANCH Filing 1 Lot 1	\$	775.68	11/7/2024	65 BUCKSKIN LANE	SILVERTHORNE	CO
4	5.00	2006	3902	\$ 2,200,000.00	EAGLES NEST GOLF COURSE SUBD Filing 2 Lot 45	\$	563.81	11/27/2024	345 GAME TRAIL ROAD	DELRAY BEACH	FL
3	4.00	2013	2930	\$ 2,184,000.00	QUALITY HILL SUBD Filing 1 Lot 4	\$	745.39	11/2/2024	1226 FOREST HILLS DRIVE	ROBERT LEE	TX
3	4.00	2006	3225	\$ 2,150,000.00	FOX VALLEY RANCH AT THREE PEAKS SUBD Lot 18	\$	666.67	11/18/2024	133 TALON CIRCLE	DENVER	CO
3	4.00	1979	1816	\$ 2,100,000.00	CEDARS AT BRECKENRIDGE TH Unit 24	\$	1,156.39	11/1/2024	505 VILLAGE ROAD	RUSSELLVILLE	MO
4	5.00	2020	2491	\$ 2,100,000.00	SANCTUARY AT KEYSTONE CONDO Bldg 13 Unit 22	\$	843.03	11/7/2024	164 CARAVELLE DRIVE	COLORADO SPRINGS	CO
4	5.00	2000	3526	\$ 2,100,000.00	HIGHLANDS AT BRECK-GOLF COURSE Filing 1 Lot 4	\$	595.58	11/19/2024	30 MARKSBERY WAY	HUNTINGTON BEACH	CA
5	2.00	1883&1925	7299	\$ 2,000,000.00	M&B: SEC 2-5-78 - WATER RIGHTS	N/A		11/19/2024	25723 STATE HIGHWAY 9	BRECKENRIDGE	CO
			76 AC	\$ 1,900,000.00	WEISSHORN SUBD Filing 1 Block 5 Lot 8	N/A		11/6/2024	232 MORNING STAR DRIVE	CLARKSTON	MI
2	2.00	2000	1270	\$ 1,850,000.00	LONE EAGLE ABOVE RIVER RUN CONDO Unit 3012	\$	1,456.69	11/6/2024	280 TRAILHEAD DRIVE	FRIENDSWOOD	TX
3	3.00	1995	1785	\$ 1,850,000.00	ONE BRECKENRIDGE PLACE TH Phase 1 Unit 5	\$	1,036.41	11/1/2024	315 S PARK AVENUE	NAPLES	FL
3	3.00	1999	2566	\$ 1,850,000.00	SILVER SHEKEL SUBD Filing 2 Lot 57	\$	720.97	11/4/2024	152 SHEKEL LANE	CINCINNATI	OH
3	4.00	2012	2172	\$ 1,822,000.00	EAGLES NEST GOLF COURSE SUBD Filing 1 Lot 91	\$	838.86	11/12/2024	215 EASY BEND TRAIL	INDIAN ROCKS BEACH	FL
3	4.00	2006	2662	\$ 1,810,000.00	FOX VALLEY RANCH AT THREE PEAKS SUBD Lot 28	\$	679.94	11/12/2024	131 TALON CIR	NEW ROCHELLE	NY
4	4.00	1978	3971	\$ 1,775,000.00	ESTATE AT WILDERNEST SUBD Lot 8	\$	446.99	11/22/2024	5 EAGLES NEST COURT	CARY	NC
			4,995.3 AC	\$ 1,750,000.00	RANCH AT BRECKENRIDGE Filing 2 Phase 2 Lot 13	#VALUE!		11/8/2024	TBD CUMBERLAND DRIVE	WEST LAKE HILLS	TX
3	4.00	1976	3199	\$ 1,715,000.00	UPPER SLOPE SUBD Lot 6	\$	536.11	11/19/2024	381 SALDOM DRIVE	BRECKENRIDGE	CO
4	6.00	1994	2746	\$ 1,700,000.00	WATER DANCE SUBD TH Filing 2 Unit 27	\$	619.08	11/22/2024	445A HAMMERSTONE LANE	COLORADO SPRINGS	CO
3	3.00	2002	3110	\$ 1,700,000.00	TIMBER CREEK ESTATES Filing 1 Lot 268	\$	546.62	11/26/2024	985 WHISPERRING PINES CIRCLE	HILTON HEAD ISLAND	SC
5	3.00	1993	2567	\$ 1,675,000.00	SOUTH FORTY SUBD Block F Lot 7	\$	652.51	11/19/2024	237 HILLSIDE DRIVE	LAKEWOOD	CO
3	3.00	1975	1555	\$ 1,600,000.00	PEREGRINE CONDO Unit 305	\$	1,028.94	11/19/2024	85 WHEELER PLACE	BERTHOUD	CO
4	4.00	1998	2960	\$ 1,560,000.00	SUMMIT COVE SUBD Filing 2 Block 7 Lot 8	\$	527.03	11/15/2024	928 IDEWILD DRIVE	SALIDA	CO
3	4.00	1997	2104	\$ 1,550,000.00	RANCH AT EAGLES NEST Filing 1 Lot 17CR	\$	736.69	11/6/2024	400 KESTREL LANE	PIANO	TX
3	3.00	2007	1554	\$ 1,525,000.00	CACHE AT UNION CREEK CONDO Unit F1-204	\$	981.34	11/19/2024	40 UNION CREEK TRAIL	GREENWOOD VILLAGE	CO
3	3.00	1997	1440	\$ 1,500,000.00	LOS PINOS CONDO Unit C-21	\$	1,041.67	11/22/2024	43 SNOWFLAKE DRIVE	GRAPEVINE	TX
3	3.00	1996	1505	\$ 1,480,000.00	CORRAL AT BRECKENRIDGE CONDO Unit 301W	\$	983.39	11/19/2024	84 BROKEN LANE DRIVE	CHAPPAQUA	NY
6	4.00	1972	3138	\$ 1,425,000.00	SUMMIT COVE SUBD Filing 1 Block 4 Lot 21	\$	454.11	11/14/2024	164 SUNLIGHT DRIVE	LAKEWOOD	CO
2	2.00	1995	1054	\$ 1,400,000.00	JACKPINE LODGE & BLACKBEAR LODGE CONDO Unit 8013	\$	1,328.27	11/27/2024	195 RIVER RUN ROAD	DENVER	CO
			3,018 AC	\$ 1,400,000.00	L ARNOLD SUB TRACT B	N/A		11/19/2024	MARYLAND CREEK TRAIL	DELRAY BEACH	FL
6	4.00	1975	2080	\$ 1,375,000.00	FRISCO PARK SUBD Filing 2 Block 2 Lot 25	\$	661.06	11/12/2024	102 ALPINE DR	FRISCO	CO
3	3.00	2006	1630	\$ 1,349,000.00	SETTLERS CREEK CONDO TH Unit 6529	\$	827.61	11/25/2024	67 TIP TOP TRAIL	PRAIRIE VILLAGE	KS
3	3.00	1997	1431	\$ 1,335,000.00	TOWERS AT LAKEPOINT CONDO Unit 708	\$	932.91	11/6/2024	980 LAKEPOINT DRIVE	FRANKLIN LAKES	NJ
3	3.00	1999	1990	\$ 1,230,000.00	PROSPECTOR VILLAGE TH Phase 1 Unit 80-A Bldg 80	\$	618.09	11/21/2024	80A WILDERNEST COURT	MAPLEWOOD	NJ
2	3.00	1980	1226	\$ 1,200,000.00	SUNDOWNER II CONDO Bldg C Unit 126	\$	978.79	11/7/2024	465 FOUR O'CLOCK ROAD	NEW BRAUNFELS	TX
3	3.00	1975	1360	\$ 1,200,000.00	COPPER MOUNTAIN INN Unit 620	\$	882.35	11/21/2024	158 TEN MILE CIR	LOUISVILLE	IN
2	2.00	1977	1392	\$ 1,180,000.00	HURON HEIGHTS SUBD Lot 35/36	\$	847.70	11/8/2024	134 COUNTRY RD 452	CENTENNIAL	CO
2	2.00	1977	1184	\$ 1,175,000.00	SNODALLION CONDO Unit 32	\$	992.40	11/13/2024	730 COLUMBINE ROAD	BRIELLE	NJ
3	3.00	1981	2681	\$ 1,155,000.00	39 DEGREES NORTH SUBD Filing 2 Lot 6	\$	430.81	11/8/2024	267 COUNTRY RD 628	FRISCO	CO
3	3.00	1999	2054	\$ 1,150,000.00	PEREGRINE RIDGE SUBD Lot 9R	\$	559.88	11/1/2024	1841 STELLAR DRIVE	CASTLE ROCK	CO
4	3.00	2023	2433	\$ 1,150,000.00	CROWN SUBD Lot 534	\$	472.67	11/12/2024	33 GOLDEN CROWN LANE	DENVER	CO
2	3.00	1998	1559	\$ 1,125,000.00	CROSSROADS TH Phase 1 Unit 729B	\$	721.62	11/18/2024	729B MEADOW DRIVE	MESA	AZ
3	3.00	1994	1624	\$ 1,110,000.00	RIVERCREST TH Unit F-A	\$	683.50	11/6/2024	173A WICHITA AVE	DENVER	CO
2	3.00	1995	1264	\$ 1,105,500.00	SKI TIP RANCH CONDO Unit #730	\$	874.60	11/19/2024	186 ALPEN ROASE	PARKER	CO
1	1.00	1965	796	\$ 1,100,000.00	M&B: Sec 6 Township 5S Range 77N Lot 27R	\$	1,381.91	11/22/2024	120 BARKING DOG ROAD	DENVER	CO
2	3.00	1997	1092	\$ 1,100,000.00	BUFFALO LODGE & THE DAKOTA CONDO Unit 8537	\$	1,007.33	11/22/2024	150 DERGUM SQUARE	ARVADA	CO
			7,966 AC	\$ 1,097,000.00	MC CULLOUGH GULCH RESERVE SUBD Lot 2	N/A		11/14/2024	310 RIO AZUL ROAD	WICHITA	KS
2	2.00	1979	1200	\$ 1,087,900.00	PINE RIDGE CONDO Phase 1 Bldg 5 Unit C	\$	906.58	11/22/2024	350 FOUR O'CLOCK ROAD	DENVER	CO
2	2.00	1919	1066	\$ 1,086,500.00	SEASONS AT KEYSTONE CONDO Bldg 1 Unit 1891	\$	1,013.13	11/26/2024	102 LAKE DRIVE CIRCLE	AURORA	CO
2	2.00	1997	812	\$ 1,050,000.00	DOUBLE EAGLE CONDO Unit B-22	\$	1,301.11	11/21/2024	500 FOUR O'CLOCK ROAD	LAKEWOOD	CO
2	2.00	1969	1169	\$ 1,039,000.00	EXPEDITION STATION CONDO Unit B629	\$	888.79	11/27/2024	8135 DEARBY DRIVE	LITTLETON	CO
2	2.00	2023	1176	\$ 1,010,027.00	APRES SHORES CONDO Unit 831	\$	858.87	11/19/2024	740 BLUE RIVER PARKWAY	DENVER	CO
3	2.00	1996	1286	\$ 1,010,000.00	TENDERFOOT LODGE CONDO Unit 2672	\$	785.38	11/7/2024	22784 US HIGHWAY 6	PEACHTREE CORNERS	GA

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Purchaser Titlement Abstract

November 2024

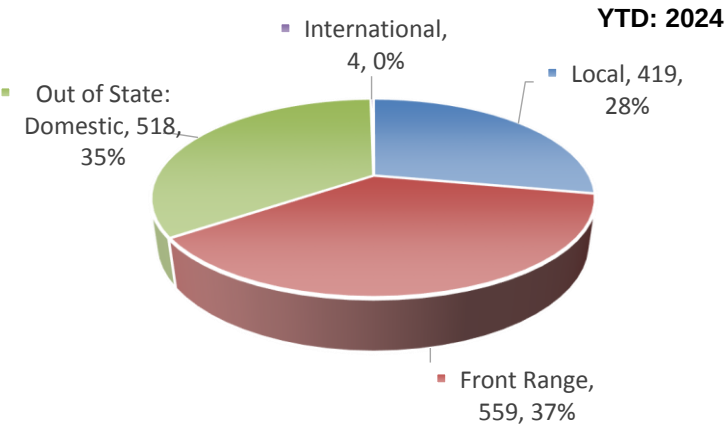
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Origin of Buyer	# of Trans.	% Overall
Local	37	22%
Front Range	68	40%
Out of State: Domestic	64	38%
International	0	0%
Total Sales	169	100%

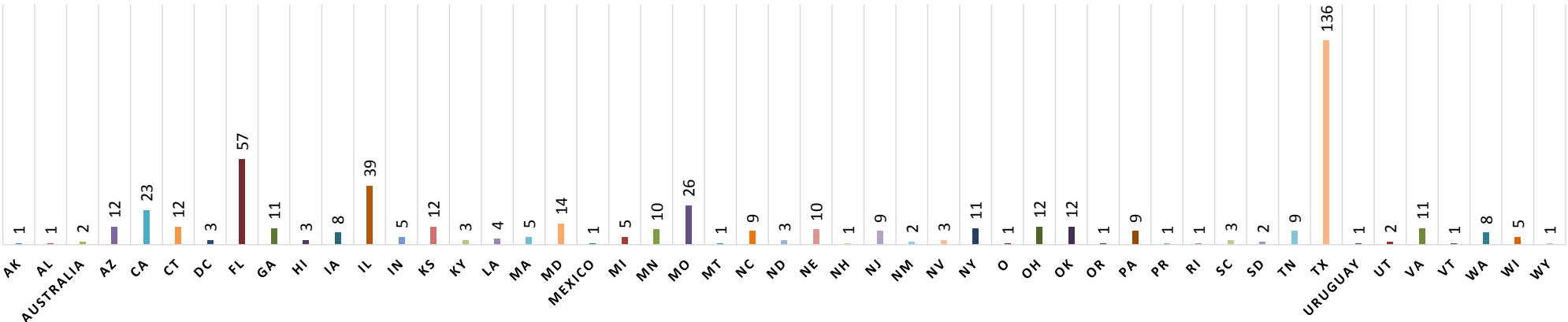
YTD: 2024

Origin of Buyer	# of Trans.	% Overall
Local	419	28%
Front Range	559	37%
Out of State: Domestic	518	35%
International	4	0%
Total Sales	1500	100%

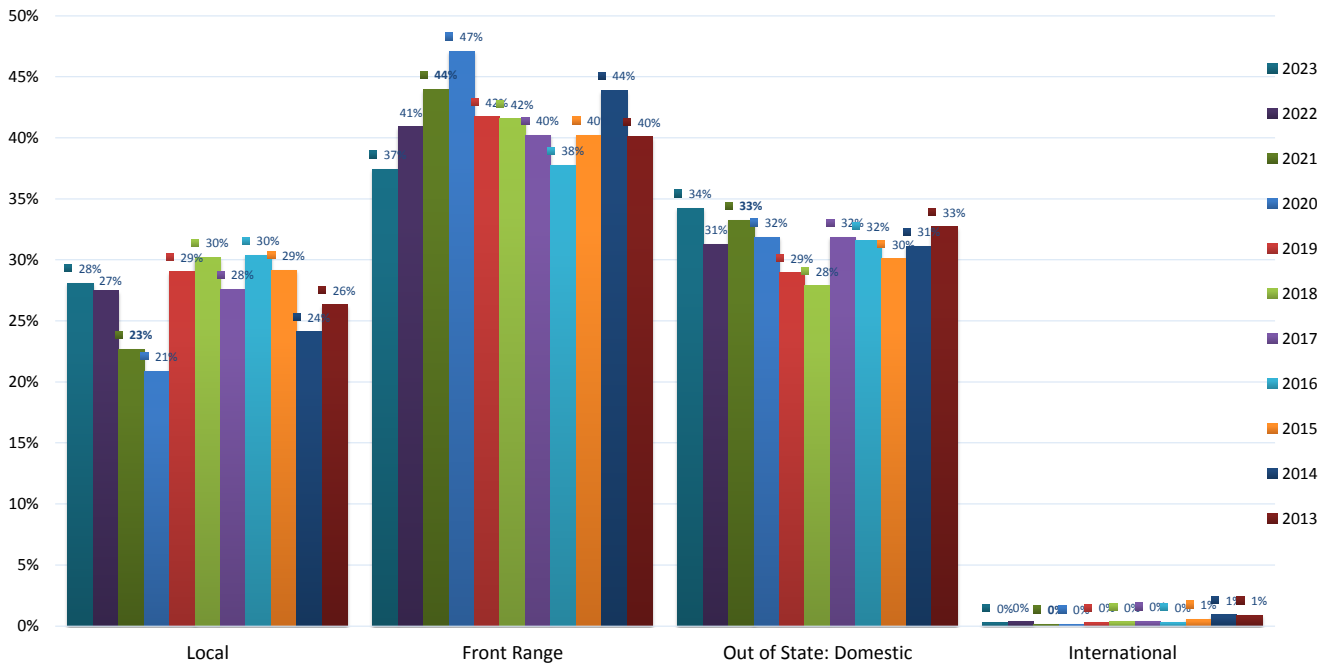


Colorado Purchasers: 978

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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November 2024

Improved Residential New Unit Sales:

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	Address
5	7.00	2021	6016	\$ 6,900,000.00	BOULDER RIDGE III SUBD Lot 3	SINGLEFAM	\$ 1,146.94	95 N WOODS LANE
5	6.00	2021	4037	\$ 2,940,000.00	GOLD HILL SUBD Filing 1 Lot 21	SINGLEFAM	\$ 728.26	114 SHERWOOD TRAIL
4	4.50	2024	3042	\$ 2,550,000.00	HIGHLANDS RIVERFRONT SUB Lot 10B	SINGLEFAM	\$ 838.26	180 MONITOR DRIVE
7	9.00	2022	7057	\$ 5,638,000.00	LEWIS RANCH AT COPPER SUBD Lot 27	SINGLEFAM	\$ 798.92	30 CR 1200
4	4.00	2024	3444	\$ 3,757,500.00	CHALETs ON 2ND Lot 5	SINGLEFAM	\$ 1,091.03	209 FRISCO STREET
4	4.00	2024	3444	\$ 3,500,000.00	CHALETs ON 2ND Lot 4	SINGLEFAM	\$ 1,016.26	212 FRISCO ALLEY
4	3.00	2023	2433	\$ 1,150,000.00	CROWN SUBD Lot 534	SINGLEFAM	\$ 472.67	33 GOLDEN CROWN LANE
2	2.00	2023	1176	\$ 1,010,027.00	APRES SHORES CONDO Unit B31	MULTIFAM	\$ 858.87	740 BLUE RIVER PARKWAY
4	4.50	2024	3042	\$ 2,575,000.00	HIGHLANDS RIVERFRONT SUB Lot 11B	SINGLEFAM	\$ 846.48	198 MONITOR DRIVE

Summary of Improved Residential New Unit Sales:

Average Price:	\$	3,335,614
Average PPSF:	\$	866.41
Median Price:	\$	2,940,000
# Transactions:		9
Gross Volume:	\$	30,020,527



Deed Restricted Unit Sales Summary

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November 2024

Deed Restricted Unit Sales:

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	PRIMARY TOWN	PRIMARY STATE
2	2.00	2017	1246	\$ 442,857.00	BLUE 52 TH Filing 2 Unit 44	MULTIFAM	\$ 355.42	ARVADA	CO
3	2.00	1972	1356	\$ 832,000.00	WOODMOOR AT BRECKENRIDGE AKA BALDY MTN TH Unit 4 Bldg 14	MULTIFAM	\$ 613.57	BRECKENRIDGE	CO
3	3.00	2023	1609	\$ 696,308.00	STABLES VILLAGE SUBD Filing 1 Lot 6	SINGLEFAM	\$ 432.76	BRECKENRIDGE	CO
3	3.00	2023	1609	\$ 696,308.00	STABLES VILLAGE SUBD Filing 1 Lot 7	SINGLEFAM	\$ 432.76	FRISCO	CO
3	2.00	2024	1306	\$ 678,678.00	HIGHLANDS RIVERFRONT SUB Lot 3A	MULTIFAM	\$ 519.66	BRECKENRIDGE	CO
3	2.00	2024	1306	\$ 678,678.00	HIGHLANDS RIVERFRONT SUB Lot 3B - Purchaser already owns DR Unit in Vienna TH	MULTIFAM	\$ 519.66	BRECKENRIDGE	CO
3	2.00	2024	1452	\$ 678,678.00	HIGHLANDS RIVERFRONT SUB Lot 4A - Purchaser already owns DR & Fee Simple Units in Breckenridge & Keystone	MULTIFAM	\$ 467.41	DILLON	CO
2	2.00	1968	980	\$ 607,000.00	VALLEY OF THE BLUE CONDO Bldg A Unit 2	MULTIFAM	\$ 619.39	BRECKENRIDGE	CO
3	3.00	2011	1420	\$ 411,938.00	Protected Person - N/A	MULTIFAM	\$ 290.10	BRECKENRIDGE	CO
1	2.00	1968	432	\$ 362,000.00	VALLEY BROOK TH Filing 3 Unit 24	MULTIFAM	\$ 837.96	FRISCO	CO
2	3.00	2020	1400	\$ 359,086.00	QUANDARY BRECKENRIDGE CONDO Unit 2-L	MULTIFAM	\$ 256.49	DILLON	CO
2	3.00	2021	1119	\$ 308,622.00	SMITH RANCH SUBD TH Filing 2 Lot 22B	MULTIFAM	\$ 275.80	BRECKENRIDGE	CO
1	1.00	2007	710	\$ 222,982.00	SMITH RANCH SUBD TH Filing 2 Lot 11B	MULTIFAM	\$ 314.06	DILLON	CO
					VICS LANDING CONDO Unit 73B	MULTIFAM			

Summary of Deed Restricted Unit Sales:

Average Price:	\$	537,231
Average PPSF:	\$	451.48
Median Price:	\$	576,547
# Transactions:		14
Gross Volume:	\$	7,521,229
Avg. PPSF Deed Restricted/Residential:		53.77%

