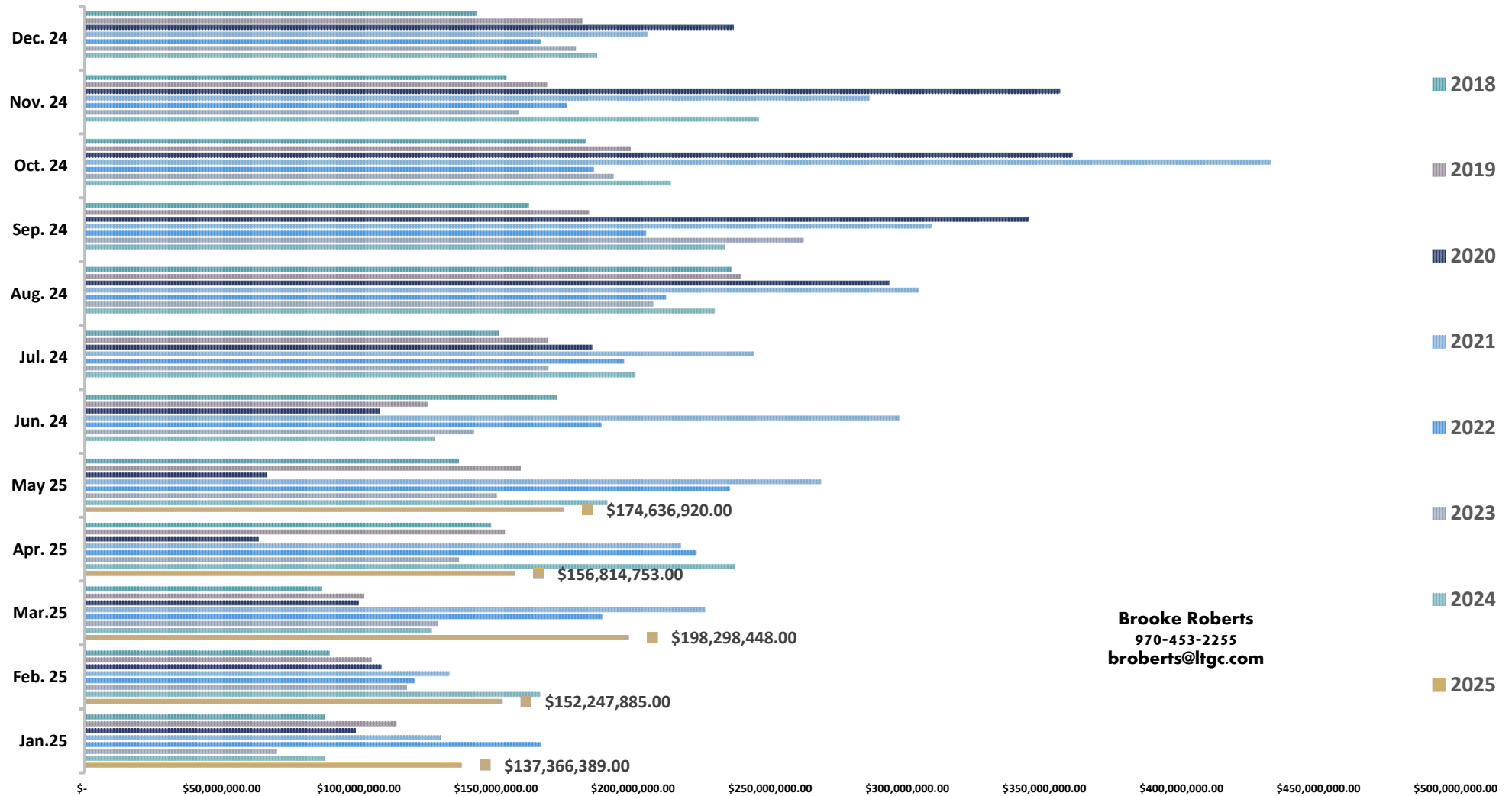




Summit County MARKET ANALYSIS



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Market Analysis by Area

May 2025

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	\$3,942,280	2%	6	4%	\$657,047	\$428,640	\$1,387,500	n/a	\$716
Breckenridge	\$52,811,000	30%	31	22%	\$1,703,581	\$1,280,000	\$1,747,033	\$1,289,000	\$1,185
Breckenridge Golf Course	\$9,045,000	5%	3	2%	\$3,015,000	\$2,895,000	\$3,015,000	\$2,895,000	\$650
Copper Mountain	\$2,394,000	1%	3	2%	\$798,000	\$650,000	\$798,000	\$650,000	\$990
Corinthian Hills & Summerwood	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
Dillon Town & Lake	\$4,684,000	3%	5	4%	\$936,800	\$800,000	\$936,800	\$800,000	\$701
Dillon Valley	\$1,076,000	1%	2	1%	\$538,000	n/a	\$538,000	n/a	\$539
Farmers Corner	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
Frisco	\$12,841,400	7%	8	6%	\$1,605,175	\$1,225,000	\$1,659,486	\$1,225,000	\$881
Heeney	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
Keystone	\$39,158,400	22%	35	25%	\$1,118,811	\$1,030,000	\$1,118,811	\$1,030,000	\$862
Montezuma	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
North Summit County (rural)	\$7,985,000	5%	4	3%	\$1,996,250	\$2,242,500	\$1,996,250	\$2,242,500	\$873
Peak 7	\$6,845,000	4%	3	2%	\$2,281,667	\$1,925,000	\$2,281,667	\$1,925,000	\$828
Silverthorne	\$21,668,000	12%	19	13%	\$1,140,421	\$930,000	\$1,176,000	\$940,000	\$843
Summit Cove	\$1,435,000	1%	2	1%	\$717,500	n/a	\$717,500	n/a	\$747
Wildernest	\$1,775,000	1%	4	3%	\$443,750	\$432,500	\$568,333	\$495,000	\$668
Woodmoor	\$965,000	1%	1	1%	\$965,000	n/a	\$965,000	n/a	\$0
(Deed Restricted Units)	\$8,010,340	5%	14	10%	\$572,167	\$555,832	\$572,167	\$555,832	\$514
Quit Claim Deeds	\$1,500	0%	1	1%	\$1,500	n/a	n/a	n/a	n/a
TOTAL	\$174,636,920	100%	141	100%	\$1,322,421	\$1,087,000	\$1,383,583	\$1,100,000	\$916

(New Improved Residential Sales)	\$41,044,800	24%	37	26%	\$1,109,319	\$930,000	\$1,109,319	\$930,000	\$902
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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: May 2025

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	\$34,589,280	4%	26	4%	\$1,330,357	\$1,350,000	\$1,624,100	\$1,487,500	\$641
Breckenridge	\$250,201,375	31%	117	20%	\$2,138,473	\$1,300,000	\$2,009,594	\$1,325,000	\$1,096
Breckenridge Golf Course	\$44,115,500	5%	23	4%	\$1,918,065	\$1,800,000	\$2,365,324	\$2,000,000	\$735
Copper Mountain	\$32,511,400	4%	33	6%	\$985,194	\$740,000	\$1,330,521	\$975,000	\$981
Corinthian Hills & Summerwood	\$3,235,000	0%	2	0%	\$1,617,500	n/a	\$1,617,500	n/a	\$632
Dillon Town & Lake	\$19,792,500	2%	22	4%	\$899,659	\$837,500	\$915,375	\$837,500	\$766
Dillon Valley	\$7,856,000	1%	15	3%	\$523,733	\$424,000	\$565,923	\$440,000	\$554
Farmers Corner	\$1,882,500	0%	2	0%	\$941,250	n/a	\$941,250	n/a	\$652
Frisco	\$84,060,691	10%	53	9%	\$1,586,051	\$1,225,000	\$1,498,734	\$1,182,500	\$897
Heeney	\$625,000	0%	2	0%	\$312,500	n/a	n/a	n/a	\$0
Keystone	\$112,382,850	14%	86	14%	\$1,306,777	\$964,500	\$1,314,386	\$970,000	\$873
Montezuma	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
North Summit County (rural)	\$29,670,942	4%	14	2%	\$2,119,353	\$2,390,000	\$2,119,353	\$2,390,000	\$758
Peak 7	\$19,585,000	2%	9	2%	\$2,176,111	\$1,767,500	\$2,365,625	\$1,950,000	\$791
Silverthorne	\$96,971,118	12%	64	11%	\$1,515,174	\$1,095,000	\$1,568,685	\$1,135,000	\$753
Summit Cove	\$18,162,000	2%	16	3%	\$1,135,125	\$1,024,000	\$1,193,714	\$1,086,500	\$591
Wilderness	\$19,958,100	2%	35	6%	\$570,231	\$585,000	\$670,182	\$643,000	\$581
Woodmoor	\$8,837,600	1%	6	1%	\$1,472,933	\$1,382,500	\$1,472,933	\$1,382,500	\$633
Deed Restricted Units	\$33,380,239	4%	62	10%	\$538,391	\$471,680	\$538,391	\$471,680	\$480
Quit Claim Deeds	\$1,547,300	0%	9	2%	\$171,922	\$190,000	n/a	n/a	n/a
TOTAL	\$819,364,395	100%	596	100%	\$1,494,165	\$1,035,000	\$1,535,262	\$1,105,000	\$846

(NEW UNIT SALES)	\$113,107,291	14%	69	12%	\$1,639,236	\$1,175,000	\$1,639,236	\$1,175,000	\$920
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Land Title**

**256 Dillon Ridge
Dillon, CO 80435**

970.262.1883

**Breckenridge
Land Title**

**200 North Ridge Street
Breckenridge, CO 80424**

970.453.2255



Market Snapshot by Area

2024 versus 2025

Area	Average Price Single Family 2024	Average Price Single Family YTD: 2025	% Change	Average Price Multi-Family 2024	Average Price Multi-Family YTD: 2025	% Change	Average Price Vacant Land 2024	Average Price Vacant Land YTD: 2025	% Change
Blue River	\$1,800,800	\$1,683,395	-7%	\$782,500	\$497,500	-36%	\$361,862	\$351,213	-3%
Breckenridge	\$3,317,057	\$3,938,086	19%	\$1,215,172	\$1,210,647	0%	\$951,900	\$2,750,000	189%
Breckenridge Golf Course	\$3,299,050	\$2,949,500	-11%	\$1,107,363	\$963,300	-13%	\$1,344,444	--	--
Copper Mountain	\$4,904,000	\$3,228,500	-34%	\$962,628	\$1,107,229	15%	\$2,000,000	\$1,465,000	-27%
Corinthian Hills/Summerwood	\$1,752,500	\$1,425,000	-19%	\$1,152,500	\$1,810,000	57%	--	--	--
Dillon Town & Lake	\$1,404,988	--	--	\$901,724	\$915,375	2%	\$585,000	\$560,000	-4%
Dillon Valley	\$1,069,900	\$1,011,667	-5%	\$428,125	\$432,200	1%	--	--	--
Farmers Corner	\$3,140,505	\$941,250	-70%	--	--	--	\$930,000	--	--
Frisco	\$2,286,643	\$2,205,811	-4%	\$1,191,392	\$1,009,219	-15%	\$1,250,000	\$847,000	-32%
Heeney	\$410,000	--	--	--	--	--	\$142,000	\$312,500	120%
Keystone	\$2,369,124	\$2,957,143	25%	\$1,169,910	\$1,166,960	0%	\$1,225,000	\$660,000	-46%
Montezuma	\$654,000	--	--	--	--	--	--	--	--
North Summit County (Rural)	\$3,076,625	\$2,119,353	-31%	--	--	--	\$336,433	--	--
Peak 7	\$1,978,558	\$2,365,625	20%	--	--	--	\$619,000	\$660,000	7%
Silverthorne	\$2,041,905	\$2,248,697	10%	\$1,082,788	\$932,545	-14%	\$657,667	\$425,000	-35%
Summit Cove	\$1,559,060	\$1,471,000	-6%	\$625,933	\$694,600	11%	\$712,500	\$675,000	-5%
Wilderness	\$1,202,246	\$965,000	-20%	\$631,168	\$634,804	1%	--	--	--
Woodmoor	\$2,265,083	\$2,111,200	-7%	\$676,667	\$834,667	23%	\$975,000	--	--
Gross Average:	\$2,388,692	\$2,459,515	3%	\$1,041,536	\$1,031,987	-1%	\$713,414	\$904,127	27%

Area	Median Price Single Family 2024	Median Price Single Family YTD: 2025	% Change	Median Price Multi-Family 2024	Median Price Multi-Family YTD: 2025	% Change	Median Price Vacant Land 2024	Median Price Vacant Land YTD: 2025	% Change
Blue River	\$1,425,000	\$1,550,000	9%	\$650,000	n/a	--	\$281,750	\$336,140	19%
Breckenridge	\$2,700,000	\$2,700,000	0%	\$1,020,000	\$1,100,000	8%	\$573,200	\$3,375,000	489%
Breckenridge Golf Course	\$2,950,000	\$2,687,500	-9%	\$985,000	\$857,000	-13%	\$1,300,000	n/a	--
Copper Mountain	\$5,638,000	n/a	--	\$840,000	\$950,000	13%	n/a	n/a	--
Corinthian Hills/Summerwood	\$1,617,500	n/a	--	\$1,077,500	n/a	--	n/a	n/a	--
Dillon Town & Lake	\$1,480,450	n/a	--	\$855,000	\$837,500	-2%	n/a	n/a	--
Dillon Valley	\$1,030,000	\$885,000	-14%	\$396,250	\$419,500	6%	n/a	n/a	--
Farmers Corner	\$2,940,000	n/a	--	n/a	n/a	--	n/a	n/a	--
Frisco	\$2,125,000	\$1,900,000	-11%	\$1,038,500	\$860,000	-17%	n/a	n/a	--
Heeney	\$505,000	n/a	--	n/a	n/a	--	n/a	n/a	--
Keystone	\$1,950,000	\$2,150,000	10%	\$919,400	\$920,000	0%	n/a	n/a	--
Montezuma	n/a	n/a	--	n/a	n/a	--	n/a	n/a	--
North Summit County (Rural)	\$2,112,500	\$2,390,000	13%	n/a	n/a	--	\$45,595	n/a	--
Peak 7	\$1,527,000	\$1,950,000	28%	n/a	n/a	--	\$675,000	n/a	--
Silverthorne	\$1,949,700	\$2,140,000	10%	\$1,001,100	\$900,000	-10%	\$670,000	n/a	--
Summit Cove	\$1,495,000	\$1,500,000	0%	\$608,750	\$730,000	20%	n/a	n/a	--
Wilderness	\$1,255,500	\$1,020,000	-19%	\$579,000	\$620,000	7%	n/a	n/a	--
Woodmoor	\$2,250,000	\$2,123,500	-6%	\$711,000	\$799,000	12%	\$775,000	n/a	--
Gross Median:	\$1,986,750	\$1,950,000	-2%	\$875,000	\$875,000	0%	\$592,500	\$555,000	-6%

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Historic Market Analysis Percentage Market Change: 2015 - 2025

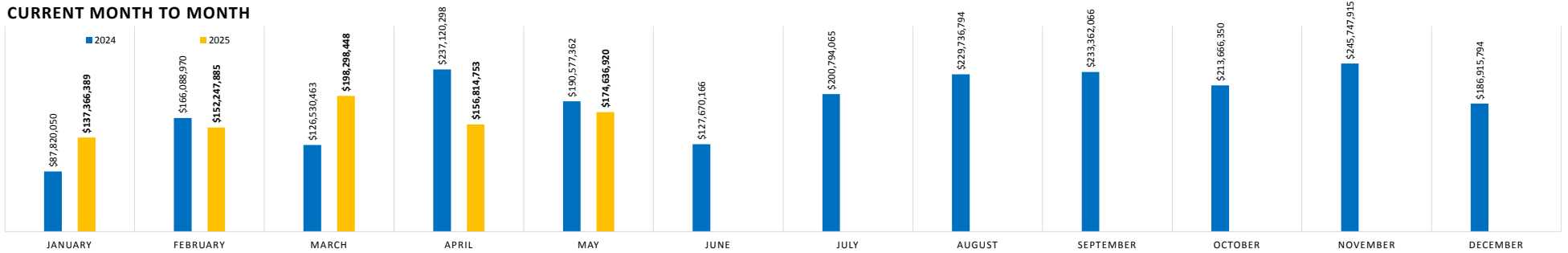
Month to Month Comparison: Gross Volume

Month	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	% Change 24 to 25	2025
January	\$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	56%	\$137,366,389
February	\$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	-8%	\$152,247,885
March	\$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%	\$188,606,550	-32%	\$128,762,372	-2%	\$126,530,463	57%	\$198,298,448
April	\$92,373,585	-4%	\$89,007,327	28%	\$114,226,938	30%	\$148,159,921	3%	\$153,170,489	-59%	\$65,531,993	242%	\$217,485,200	2.49%	\$222,906,754	-39%	\$136,469,755	74%	\$237,120,298	-34%	\$156,814,753
May	\$116,330,500	-1%	\$114,889,906	10%	\$126,580,300	8%	\$136,423,916	17%	\$158,950,200	-58%	\$68,469,300	304%	\$268,489,073	-12.49%	\$234,963,489	-36%	\$150,213,217	27%	\$190,577,362	-8%	\$174,636,920
June	\$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	-100%	
July	\$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	-100%	
August	\$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	-100%	
September	\$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	-100%	
October	\$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	-100%	
November	\$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	-100%	
December	\$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	-100%	
YTD Comparison	\$408,625,385	3%	\$420,473,783	25%	\$527,002,912	4%	\$548,112,065	15%	\$632,485,917	-31%	\$436,895,228	123%	\$975,157,405	-4%	\$932,895,763	-35%	\$602,974,239	34%	\$808,137,143	1%	\$819,364,395
Full Year Cumulative Total	\$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	-64%	\$819,364,395

Month to Month Comparison: Number

Month	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	% Change 24 to 25	2025
January	127	-2%	124	11%	138	6%	146	-5%	138	-3%	134	19%	160	-23%	124	-48%	64	17%	75	36%	102
February	106	19%	126	-8%	116	20%	139	-5%	132	-5%	126	20%	151	-29%	107	-15%	91	35%	123	-21%	97
March	149	-9%	136	31%	178	-21%	140	-4%	135	-5%	133	95%	260	-37%	165	-26%	122	-14%	105	24%	130
April	153	1%	155	22%	189	10%	207	-20%	166	-45%	92	151%	231	-32%	156	-30%	109	16%	126	0%	126
May	205	-4%	197	0%	197	-1%	196	13%	222	-59%	92	173%	251	-38%	156	-13%	135	9%	147	-4%	141
June	262	-16%	220	6%	234	6%	249	-28%	179	-32%	121	136%	285	-44%	161	-20%	128	-20%	102	-100%	
July	202	6%	215	18%	253	-17%	211	3%	218	6%	231	6%	246	-46%	132	11%	146	8%	158	-100%	
August	267	6%	282	-4%	272	17%	319	-18%	261	41%	368	-29%	262	-26%	194	-8%	179	-13%	156	-100%	
September	301	-1%	297	-16%	248	4%	259	-5%	245	57%	384	-28%	276	-35%	179	-2%	176	-11%	156	-100%	
October	284	-7%	263	22%	322	-27%	236	21%	285	55%	442	-26%	325	-49%	165	2%	168	9%	183	-100%	
November	205	31%	268	-14%	230	-1%	227	2%	231	71%	394	-40%	238	-44%	134	-10%	120	41%	169	-100%	
December	276	-26%	203	13%	230	-23%	178	29%	230	23%	283	-35%	183	-34%	121	6%	128	2%	131	-100%	
YTD Comparison	740	0%	738	11%	818	1%	828	-4%	793	-27%	577	82%	1,053	-33%	708	-26%	521	11%	576	3%	596
Full Year Cumulative Total	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	-63%	596

CURRENT MONTH TO MONTH



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Residential Cost Analysis

Residential Improved Units - Price Point Summary

May 2025

Average Price:			\$1,383,583
	# Transactions	Gross Volume	Percentage Gross
<=200,000	0	\$0	0%
200,001 to 300,000	1	\$219,000	0%
300,001 to 400,000	4	\$1,394,900	1%
400,001 to 500,000	3	\$1,490,500	1%
500,001 to 600,000	10	\$5,683,000	3%
600,001 to 700,000	14	\$9,298,800	6%
700,001 to 800,000	8	\$6,091,000	4%
800,001 to 900,000	7	\$5,964,500	4%
900,001 to 1,000,000	6	\$5,730,000	4%
1,000,001 to 1,500,000	30	\$36,029,000	22%
1,500,001 to 2,000,000	15	\$26,602,000	16%
2,000,001 to 2,500,000	6	\$13,650,000	8%
2,500,001 to 3,000,000	4	\$10,933,600	7%
over \$ 3 Million	10	\$40,176,500	25%
Total:	118	\$163,262,800	100%

May 2025

New Construction		Number Trans.	Total Volume	Average Price
Single Family		2	\$7,770,000	\$3,885,000
Multi Family		35	\$33,274,800	\$950,709
Vacant Land		0	\$0	\$0
Resales		Number Trans.	Total Volume	Average Price
Single Family		31	\$74,102,100	\$2,390,390
Multi Family		50	\$48,115,900	\$962,318
Vacant Land		4	\$1,167,280	\$291,820
Gross Residential Price Index		Number Trans.	Total Volume	Average Price
Single Family		33	\$81,872,100	\$2,480,973
Multi Family		85	\$81,390,700	\$957,538
Vacant Land		4	\$1,167,280	\$291,820
YTD: May 2025		Number Trans.	Total Volume	Average Price
Single Family		159	\$391,062,860	\$2,459,515
Multi Family		292	\$301,340,231	\$1,031,987
Vacant Land		18	\$16,274,280	\$904,127
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

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Dillon
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Historic Residential Cost Analysis

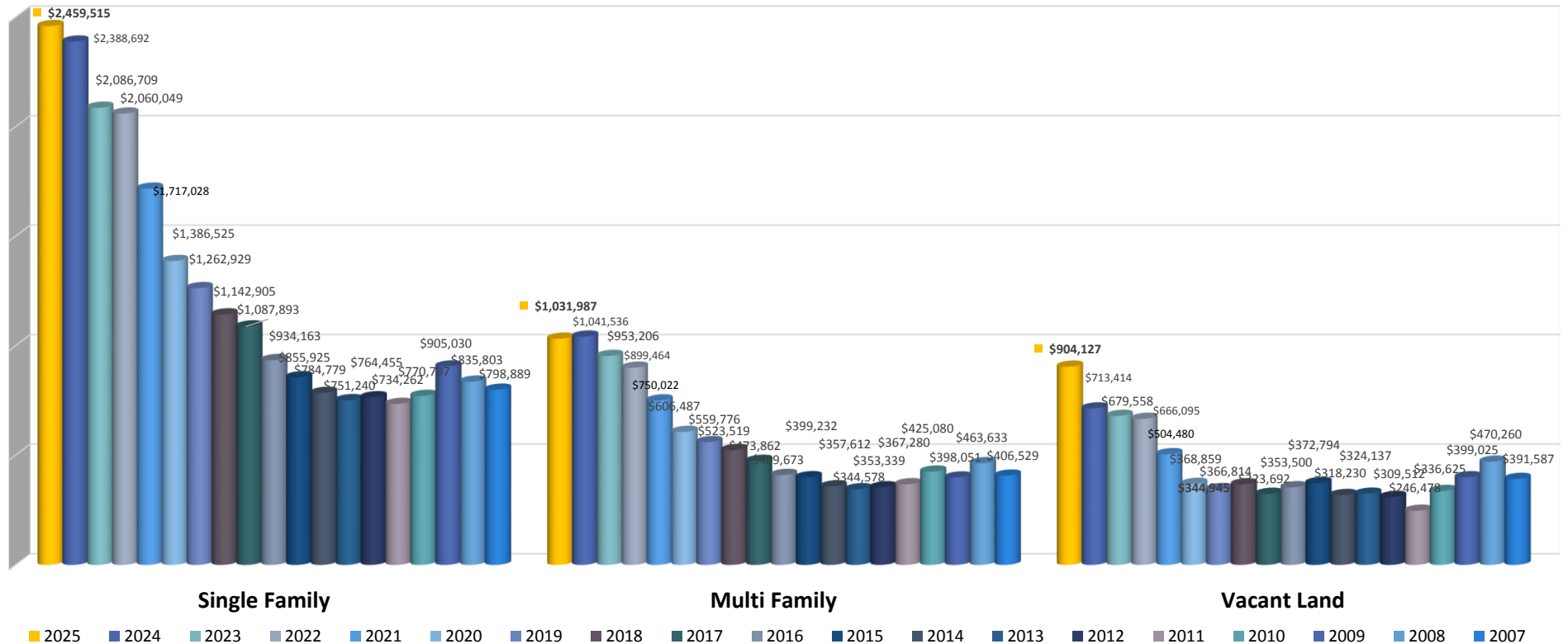
Historical Residential Improved Units - Price Point Summary

2019: Gross Residential Price Index	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
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

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Average Price History by Type: 2007 - 2025



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Comparative Historic Cost Analysis

YTD. 2025 Price Point Summary for Residential Volume - Average Price:			\$1,535,262
	# Transactions	Gross Volume	Percentage Gross
<=200,000	0	\$0	0%
200,001 to 300,000	5	\$1,332,000	0%
300,001 to 400,000	12	\$4,354,900	1%
400,001 to 500,000	23	\$10,711,010	2%
500,001 to 600,000	26	\$14,762,500	2%
600,001 to 700,000	30	\$19,901,300	3%
700,001 to 800,000	39	\$29,603,731	4%
800,001 to 900,000	35	\$30,032,790	4%
900,001 to 1,000,000	31	\$29,617,500	4%
1,000,001 to 1,500,000	89	\$109,915,200	16%
1,500,001 to 2,000,000	61	\$106,366,242	15%
2,000,001 to 2,500,000	39	\$90,397,318	13%
2,500,001 to 3,000,000	24	\$65,033,600	9%
over \$ 3 Million	37	\$180,375,000	26%
Total:	451	\$692,403,091	100%

YTD. 2024 Price Point Summary for Residential Volume - Average Price:			\$1,482,677
	# Transactions	Gross Volume	Percentage Gross
<=200,000	0	\$0	0%
200,001 to 300,000	1	\$300,000	0%
300,001 to 400,000	14	\$5,090,000	1%
400,001 to 500,000	14	\$6,348,000	1%
500,001 to 600,000	31	\$17,224,330	3%
600,001 to 700,000	39	\$25,297,936	4%
700,001 to 800,000	42	\$31,771,064	5%
800,001 to 900,000	32	\$27,417,700	4%
900,001 to 1,000,000	30	\$28,932,470	4%
1,000,001 to 1,500,000	106	\$131,032,800	20%
1,500,001 to 2,000,000	45	\$79,345,700	12%
2,000,001 to 2,500,000	27	\$60,701,800	9%
2,500,001 to 3,000,000	27	\$75,345,750	11%
over \$ 3 Million	36	\$169,501,000	26%
Total:	444	\$658,308,550	100%

YTD. 2023 Price Point Summary for Residential Volume - Average Price:			\$1,331,667
	# Transactions	Gross Volume	Percentage Gross
<=200,000	0	\$0	0%
200,001 to 300,000	0	\$0	0%
300,001 to 400,000	8	\$3,007,000	1%
400,001 to 500,000	11	\$5,027,900	1%
500,001 to 600,000	39	\$21,959,050	4%
600,001 to 700,000	32	\$20,533,750	4%
700,001 to 800,000	31	\$23,248,650	4%
800,001 to 900,000	45	\$38,495,400	7%
900,001 to 1,000,000	37	\$35,617,825	7%
1,000,001 to 1,500,000	77	\$96,354,000	18%
1,500,001 to 2,000,000	54	\$94,816,630	18%
2,000,001 to 2,500,000	25	\$57,776,249	11%
2,500,001 to 3,000,000	14	\$38,758,719	7%
over \$ 3 Million	23	\$91,745,092	17%
Total:	396	\$527,340,265	100%

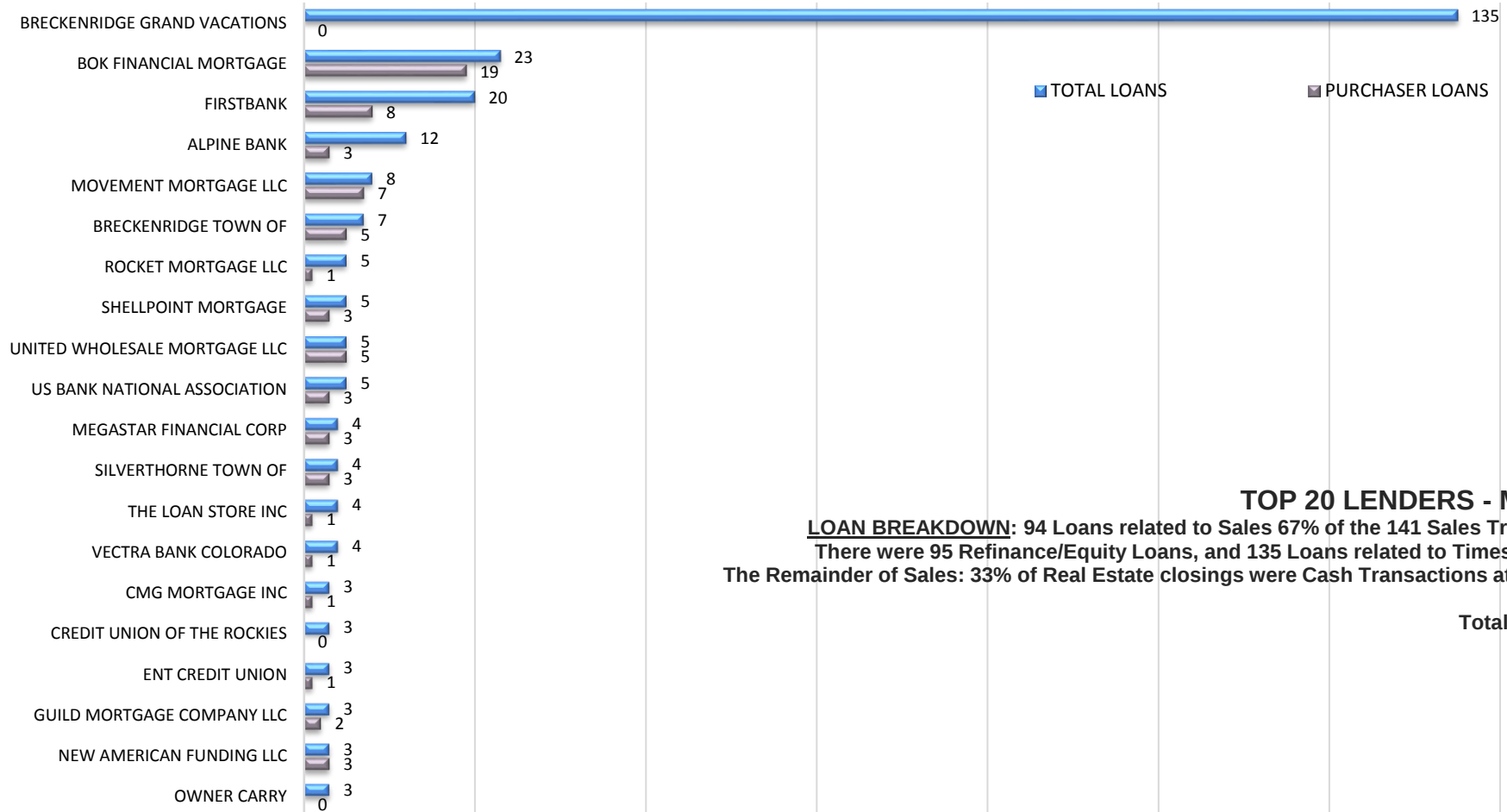
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Lender Analysis



TOP 20 LENDERS - May 2025

LOAN BREAKDOWN: 94 Loans related to Sales 67% of the 141 Sales Transactions.
 There were 95 Refinance/Equity Loans, and 135 Loans related to Timeshare Sales.
 The Remainder of Sales: 33% of Real Estate closings were Cash Transactions at the time of closing.
Total Loans: 324

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Market Highlights

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May 2025

Top Priced Improved Residential Sale:

ACCOUNT	6516088
BEDROOM	4
BATH	6.00
YOC	2013
HEATED SQFT	3557
LANDSIZE	0.0925
RECEPTION	1351195
PRICE	\$ 5,400,000.00
AREA	BRECKEN
LEGAL	COTTAGES AT SHOCK HILL Phase 6 Lot 5
PPSF	\$ 1,518.13
DATE	5/9/2025

Top Priced PSF Improved Residential Sale:

6514422
Studio
1.00
2008
454
1350878
\$ 1,095,000.00
BRECKEN
ONE SKI HILL PLACE CONDO Unit 8203
\$ 2,411.89
5/2/2025



Foreclosure Document Breakdown

May 2025	Total	Timeshare	Fee Simple	Unknown: No legal shown
#1 Notice Election & Demand: (NED)	2	0	2	0
#2 Certificate of Purchase: (CTP)	0	0	0	0
#3 Public Trustee's Deeds: (PTD)	0	0	0	0
Total Foreclosure Docs Filed:	2	0	2	0

Land Title Historical Foreclosure Summary

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:	10
Withdrawn NED'S	5	Withdrawn NED'S	15
Active NED's for 2023:	42	Active NED's for 2024:	-5

Public Trustee's Deeds Issued:	20	Public Trustee's Deeds Issued:	7
2025 Summary:			
NED:	10		
Withdrawn NED'S			
Active NED's for 2023:			

Public Trustee's Deeds Issued:	7		
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: May 2025

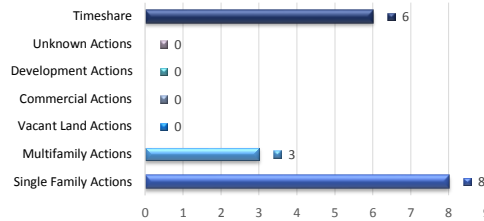
Property Foreclosure Summary:

Fee Simple Actions	11
Timeshare Actions	6
Unknown Actions	0

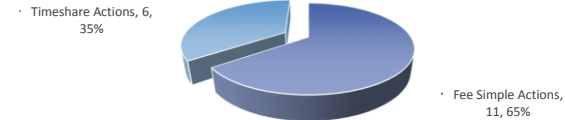
Property Type Breakdown:

Single Family Actions	8
Multifamily Actions	3
Vacant Land Actions	0
Commercial Actions	0
Development Actions	0
Unknown Actions	0
Timeshare	6

Foreclosure Document Summary: Property Type YTD: 2025



Foreclosure Document Summary by Category: YTD: 2025



Location Summary: ALL TYPES

Blue River	0
Breckenridge	4
Breckenridge Golf Course	0
Central Summit County	0
Copper Mountain	0
Corinthian Hill & Summerwood	1
Dillon, Town & Lake	0
Dillon Valley	0
Farmers Corner	1
Frisco	1
Heeney	0
Keystone	1
Montezuma	0
North Summit County Rural	0
Peak 7	0
Silverthorne	4
Summit Cove	0
Wilderness	0
Woodmoor	0

Location Summary: Fee Simple Only

Blue River	0
Breckenridge	4
Breckenridge Golf Course	0
Central Summit County	0
Copper Mountain	0
Corinthian Hill & Summerwood	1
Dillon, Town & Lake	0
Dillon Valley	0
Farmers Corner	1
Frisco	1
Heeney	0
Keystone	1
Montezuma	0
North Summit County Rural	0
Peak 7	0
Silverthorne	4
Summit Cove	0
Wilderness	0
Woodmoor	0

* Location Summaries do not include recordings with Unknown Legal Descriptions

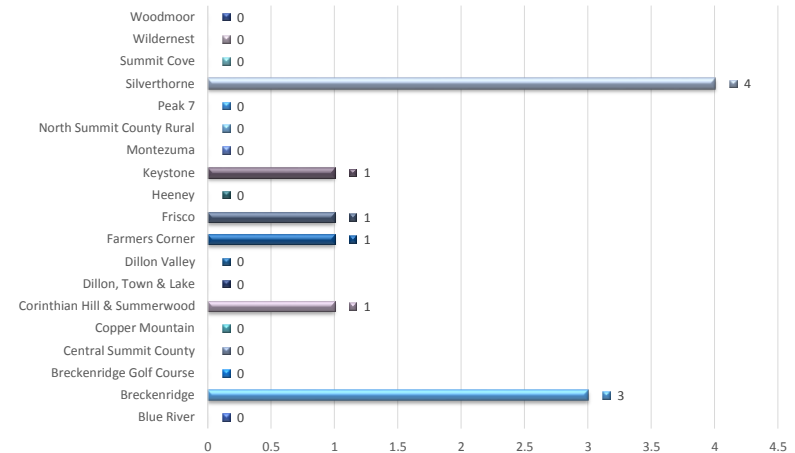
Document Summary:

Notice of Election (NED)	10
Certificate of Purchase (CTP)	0
Public Trustee's Deed (PTD)	7

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Foreclosure Document Summary: Fee Simple Only - Location by Market Area YTD: 2025



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Top Lender Listing

LENDER	NUMBER LOANS	(PURCHASE LOANS)	PERCENTAGE TOTAL
BRECKENRIDGE GRAND VACATIONS	135		41.67%
BOK FINANCIAL MORTGAGE	23	19	7.10%
FIRSTBANK	20	8	6.17%
ALPINE BANK	12	3	3.70%
MOVEMENT MORTGAGE LLC	8	7	2.47%
BRECKENRIDGE TOWN OF	7	5	2.16%
ROCKET MORTGAGE LLC	5	1	1.54%
SHELLPOINT MORTGAGE	5	3	1.54%
UNITED WHOLESALE MORTGAGE LLC	5	5	1.54%
US BANK NATIONAL ASSOCIATION	5	3	1.54%
MEGASTAR FINANCIAL CORP	4	3	1.23%
SILVERTHORNE TOWN OF	4	3	1.23%
THE LOAN STORE INC	4	1	1.23%
VECTRA BANK COLORADO	4	1	1.23%
CMG MORTGAGE INC	3	1	0.93%
CREDIT UNION OF THE ROCKIES	3		0.93%
ENT CREDIT UNION	3	1	0.93%
GUILD MORTGAGE COMPANY LLC	3	2	0.93%
NEW AMERICAN FUNDING LLC	3	3	0.93%
OWNER CARRY	3		0.93%
BANK OF AMERICA NA	2	1	0.62%
BLUE SKY MORTGAGE LLC	2	2	0.62%
CREDIT UNION OF COLORADO	2	1	0.62%
CROSSCOUNTRY MORTGAGE LLC	2	2	0.62%
ELEVATIONS CREDIT UNION	2	1	0.62%
GUARANTEED RATE INC	2	1	0.62%
LOANDEPOT.COM LLC	2		0.62%
NORTHPOINTE BANK	2	2	0.62%
VIP MORTGAGE INC	2	2	0.62%
ZENITH HOME LOANS	2	2	0.62%
AMERICAN LIBERTY MORTGAGE INC	1		0.31%
ARC HOME LLC	1		0.31%
BANK OF COLORADO	1		0.31%
BANK OF HAYS	1		0.31%
CANVAS CREDIT UNION	1		0.31%
CENTER STREET LENDING VIII SPE LLC	1	1	0.31%
COASTAL COMMUNITY BANK	1		0.31%
E MORTGAGE CAPITAL INC	1		0.31%
FAIRWAY INDEPENDENT MORTGAGE CORPORATION	1		0.31%
FIRST BANK KANSAS	1	1	0.31%
FIRST COMMUNITY MORTGAGE INC	1		0.31%
FIRST WESTERN TRUST BANK	1	1	0.31%
FIRST-CITIZENS BANK & TRUST COMPANY	1		0.31%
FLAGSTAR BANK NA	1		0.31%
FOUNDATION MORTGAGE CORPORATION	1		0.31%
FRISCO TOWN OF	1		0.31%
GENEVA FINANCIAL LLC	1		0.31%
HOUSEMAX FUNDING LLC	1		0.31%
HSBC BANK USA NA	1	1	0.31%
INWOOD NATIONAL BANK	1	1	0.31%
JPMORGAN CHASE BANK NA	1	1	0.31%
KIND LENDING LLC	1		0.31%
LENDSURE MORTGAGE CORP	1		0.31%
LUMINATE BANK	1	1	0.31%
MEGA CAPITAL FUNDING INC	1		0.31%
MORGAN STANLEY PRIVATE BANK NA	1		0.31%
NEIGHBORHOOD LOANS INC	1		0.31%
OPTIMUM FIRST INC	1		0.31%
PENNYMAC LOAN SERVICES LLC	1		0.31%
PEOPLES SAVING BANK OF RHINELAND	1	1	0.31%
PLANET HOME LENDING LLC	1	1	0.31%
RIVER WORKS INVESTMENT CORPORATION	1		0.31%
RIVERSIDE BANK	1	1	0.31%
SAGE HOME LOANS CORP	1		0.31%
SECRETARY OF HOUSING AND URBAN DEVELOPMENT	1		0.31%
SECURE BRIDGE FUND 1 LLC	1		0.31%
SOFI BANK NATIONAL ASSOCIATION	1		0.31%
SUMMIT COMBINED HOUSING AUTHORITY	1		0.31%
SYNERGY ONE LENDING INC	1		0.31%
THE BENNINGTON STATE BANK	1	1	0.31%
THE HOME LOAN ARRANGER	1		0.31%
THE NORTHERN TRUST COMPANY	1		0.31%
UMB BANK NA	1		0.31%
US TRUST COMPANY OF DELAWARE	1		0.31%
WESTERRA CREDIT UNION	1		0.31%
TOTAL LOANS FOR MAY 2025:	324	94	100.00%

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Upper End Transaction Detail

May 2025

Upper End Purchaser Details

Brm	Bath	Year Built	Size	Price	Legal	PPSF	Date	Street Address	Origin of Buyer: City	Origin of Buyer: State
4	6.00	2013	3557	\$ 5,400,000.00	COTTAGES AT SHOCK HILL Phase 6 Lot 5	\$ 1,518.13	5/9/2025	35 REGENT DRIVE	ROGERSVILLE	MO
5	6.00	2000	3902	\$ 4,987,500.00	SNOWFLAKE Lot 1	\$ 1,278.19	5/8/2025	60 WESTRIDGE ROAD	DARIEN	CT
5	5.00	2023	3966	\$ 4,875,000.00	BRECKENRIDGE HEIGHTS SUBD Filing 2 Block 9 Lot 1	\$ 1,229.20	5/2/2025	0168 MOONSTONE ROAD	SAN ANTONIO	TX
5	6.00	2008	5776	\$ 4,500,000.00	FAIRWAYS AT BRECKENRIDGE SUBD Lot 32	\$ 779.09	5/12/2025	219 GLEN EAGLE LOOP	MCLEAN	VA
5	6.00	1991	5026	\$ 3,935,000.00	WEISSHORN SUBD Filing 1 Block 2 Lot 11	\$ 782.93	5/12/2025	203 WELLINGTON ROAD	HOUSTON	TX
4	5.00	2022	3809	\$ 3,595,000.00	SHADOWS NORTH AMENDED SUBD Lot 88	\$ 943.82	5/20/2025	1072 AMERICAN WAY	PRAIRIE VILLAGE	KS
5	6.00	2004	5877	\$ 3,300,000.00	KEYSTONE WEST RANCH SUBD Phase 5 Lots E-25	\$ 561.51	5/2/2025	47 ASTER COURT	NAPLES	FL
4	4.00	2021	2466	\$ 3,224,000.00	EAGLES NEST GOLF COURSE SUBD Filing 2 Lot 17	\$ 1,307.38	5/20/2025	285 HIGH PARK COURT	ALISO VIEJO	CA
4	4.00	1999	3708	\$ 3,200,000.00	WOODEN CANOE AT WATER DANCE SUBD Lot 41	\$ 863.00	5/9/2025	542 WATER DANCE DRIVE	FRISCO	CO
4	3.00	1999	2134	\$ 3,160,000.00	SADDLEWOOD CONDO Phase 2 Unit 23	\$ 1,480.79	5/5/2025	52 BLUFF COURT	WESTMINSTER	CO
4	5.00	2024	3546	\$ 2,895,000.00	HIGHLANDS RIVERFRONT SUBD Phase 2 Lot 12	\$ 816.41	5/2/2025	210 MONITOR DRIVE	WASHINGTON CROSSING	PA
4	4.00	2021	2905	\$ 2,800,000.00	SOUTH MARYLAND CREEK RANCH Filing 15 Lot 154	\$ 963.86	5/2/2025	140 VENDETTE ROAD	SILVERTHORNE	CO
5	4.00	1996	3605	\$ 2,673,600.00	FRISCO TERRACE SUBD Filing 1 Lot 19	\$ 741.64	5/15/2025	371 FOREST DRIVE	DENVER	CO
4	4.00	2018	2618	\$ 2,565,000.00	SOUTH MARYLAND CREEK RANCH Filing 4 Lot 69	\$ 980.50	5/22/2025	144 BYERS VALLEY ROAD	ALLEN	TX
3	3.00	1994	3168	\$ 2,475,000.00	HAMILTON CREEK SUBD Filing 2 Block 2 Lot 1	\$ 781.25	5/27/2025	0021 STORMWATCH CIR	HOBOKEN	NJ
3	3.00	1992	1807	\$ 2,275,000.00	SAWMILL CREEK VILLAGE SUBD Lot 6	\$ 1,258.99	5/15/2025	108 STREAMSIDE CIRCLE	ARVADA	CO
6	6.00	1992	4056	\$ 2,250,000.00	KEYSTONE RANCH SUBD Lot 2, TRACT C - REVISION 2	\$ 554.73	5/28/2025	48 SAXIFRAGE ROAD	TUCSON	AZ
5	5.00	1996	3794	\$ 2,245,000.00	BRECKENRIDGE PARK ESTATES SUBD Lot 104	\$ 591.72	5/2/2025	37 CR 528	LONGMONT	CO
2	2.00	2008	1090	\$ 2,230,000.00	ONE SKI HILL PLACE CONDO Unit 8514	\$ 2,045.87	5/5/2025	1521 SKI HILL ROAD	AUSTIN	TX
3	4.00	2017	2463	\$ 2,175,000.00	WILDERNESS SUBD Lot 228	\$ 883.07	5/9/2025	69 WILDERNESS DRIVE	CASTLE ROCK	CO
3	3.00	1995	3376	\$ 1,985,000.00	EAGLES NEST SUBD Filing 1 Phase 1 Block 6 Lot 1	\$ 587.97	5/2/2025	1799 FALCON DRIVE	FRISCO	CO
4	4.00	1994	3272	\$ 1,950,000.00	WARRIORS MARK SUBD Filing 1 Lot 5	\$ 595.97	5/5/2025	1247 BROKEN LANCE DRIVE	MONUMENT	CO
3	3.00	1995	2588	\$ 1,925,000.00	HIGH HEAVENS SUBD Lot 7	\$ 743.82	5/6/2025	60 PINE CIRCLE	OVERLAND PARK	KS
3	4.00	2018	2085	\$ 1,920,000.00	SOUTH MARYLAND CREEK RANCH Filing 1 Lot 38	\$ 920.86	5/22/2025	42 EAST BENJAMIN POINT	SAN JOSE	CA
4	6.00	1992	4269	\$ 1,900,000.00	WEST PINES AT KEYSTONE SUBD Lot 24	\$ 445.07	5/1/2025	352 ELK CROSSING LANE	MONTGOMERY	TX
4	3.00	1998	2334	\$ 1,850,000.00	RESERVE AT FRISCO Filing 2 Phase 1 Block 3 Lot 4	\$ 792.63	5/15/2025	116 WINDFLOWER LANE	FRISCO	CO
3	3.00	2024	1763	\$ 1,825,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 306	\$ 1,035.17	5/23/2025	125 WEST ROAD	DALLAS	TX
2	3.00	1981	2349	\$ 1,822,000.00	M&B: GOVMT TRACTS 12-5-78 Lot 48	\$ 775.65	5/21/2025	0023 E ROAD	BOONE	NC
3	3.00	2015	1853	\$ 1,700,000.00	ALDERS TH Unit 2-A Bldg. 2	\$ 917.43	5/5/2025	54 INDEPENDENCE LANE	DENVER	CO
3	4.00	1977	2109	\$ 1,700,000.00	WARRIORS MARK SUBD Filing 2 Lot 24	\$ 806.07	5/2/2025	192 TOMAHAWK LANE	FRISCO	CO
2	2.00	2000	1220	\$ 1,675,000.00	MAIN STREET STATION CONDO Unit 1502, BRECK HOUSE WEST	\$ 1,372.95	5/8/2025	505 MAIN STREET	COLORADO SPRINGS	CO
3	3.00	2024	1619	\$ 1,650,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 305	\$ 1,019.15	5/20/2025	125 WEST ROAD	MURPHY	TX
7	4.00	1992	4653	\$ 1,650,000.00	SILVER SHEKEL SUBD Lot 26	\$ 354.61	5/1/2025	281 FAIRVIEW BOULEVARD	DENVER	CO
3	3.00	2024	1562	\$ 1,525,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 309	\$ 976.31	5/23/2025	125 WEST ROAD	DENVER	CO
3	2.00	1999	1149	\$ 1,525,000.00	TAYLORS CROSSING CONDO Unit 204	\$ 1,327.24	5/22/2025	0172 COPPER CIRCLE	SAINT PAUL	MN
4	3.00	1970	1786	\$ 1,475,000.00	ANCHORAGE CONDO Bldg 4 Unit 46	\$ 825.87	5/6/2025	610 TENDERFOOT STREET	NORFOLK	VA
3	2.00	1990	1271	\$ 1,460,000.00	TYRA SUMMIT CONDO Filing 2 Bldg THE CHALET Unit 128	\$ 1,148.70	5/29/2025	620 FOUR OCLOCK ROAD	MARCELINE	MO
2	2.00	1979	1480	\$ 1,375,000.00	PINE RIDGE CONDO Phase 1 Bldg VI Unit E	\$ 929.05	5/29/2025	350 FOUR O CLOCK ROAD	NEWTOWN	PA
3	2.00	1977	1664	\$ 1,325,000.00	DISCOVERY SUBD Filing 1 Lot 19	\$ 796.27	5/7/2025	0073 TWIN PINES COURT	SPICER	MN
1	2.00	2008	700	\$ 1,322,000.00	ONE SKI HILL PLACE CONDO Unit 8102	\$ 1,888.57	5/12/2025	1521 SKI HILL ROAD	COLORADO SPRINGS	CO
2	2.00	2024	1356	\$ 1,300,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 206	\$ 958.70	5/23/2025	125 WEST ROAD	WICHITA	KS
2	2.00	1998	1094	\$ 1,298,000.00	CORRAL AT BRECKENRIDGE Unit 202E, EAST RANGE	\$ 1,186.47	5/22/2025	62 BROKEN LANCE DRIVE	LITTLE ROCK	AR
2	2.00	2024	1255	\$ 1,295,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 308	\$ 1,031.87	5/20/2025	125 WEST ROAD	NASHVILLE	TN
2	2.00	1979	978	\$ 1,280,000.00	VILLAGE AT BRECKENRIDGE CONDO Phase 1 Bldg A Unit 503	\$ 1,308.79	5/20/2025	655 SOUTH PARK AVENUE	CHARLOTTE	NC
2	2.00	2024	1267	\$ 1,275,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 307	\$ 1,006.31	5/22/2025	125 WEST ROAD	HILLSBOROUGH	NJ
2	3.00	1996	1352	\$ 1,225,000.00	WEST CREEK TH Unit B	\$ 906.07	5/20/2025	487 WEST MAIN STREET	DENVER	CO
2	2.00	2024	1356	\$ 1,225,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 106	\$ 903.39	5/14/2025	125 WEST ROAD	PARKER	CO
2	2.00	2024	1175	\$ 1,205,000.00	APRES SHORES CONDO Unit A31	\$ 1,025.53	5/21/2025	740 BLUE RIVER PARKWAY	AURORA	CO
3	2.00	2024	1175	\$ 1,200,000.00	RIVER WEST CONDO Bldg 6 Unit 636	\$ 1,021.28	5/12/2025	930 BLUE RIVER PARKWAY	BRECKENRIDGE	CO
3	4.00	2021	1654	\$ 1,175,000.00	ELEVATE TH @ FOURTH ST CROSSING Unit 320B	\$ 710.40	5/7/2025	320B ADAMS AVENUE	LA GRANGE PARK	IL
2	2.00	2024	1255	\$ 1,175,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 108	\$ 936.25	5/2/2025	125 WEST ROAD	EVERGREEN	CO
2	2.00	2024	1255	\$ 1,165,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 208	\$ 928.29	5/15/2025	125 WEST ROAD	LYONS	CO
2	2.00	1999	1044	\$ 1,150,000.00	MAIN STREET JUNCTION CONDO Bldg 4 Unit 19	\$ 1,101.53	5/20/2025	680 SOUTH MAIN STREET	NAPLES	FL
2	2.00	2024	1267	\$ 1,125,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 107	\$ 887.92	5/29/2025	125 WEST ROAD	DENVER	CO
3	2.00	1950	1777	\$ 1,125,000.00	SUMMIT COVE SUBD Filing 7 Block 2 Lot 11	\$ 633.09	5/7/2025	0091 REDTAIL COURT	CORONA DEL MAR	CA
3	3.00	1981	1489	\$ 1,110,000.00	CHAPERRAL CONDO Phase 2 Unit 302	\$ 745.47	5/12/2025	530 SOUTH FRENCH STREET	MIAMI	FL
2	2.00	2024	1244	\$ 1,105,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 209	\$ 888.26	5/7/2025	125 WEST ROAD	SAN PEDRO	CA
3	2.00	1977	1152	\$ 1,100,000.00	FRISCO PARK SUBD Filing 2 Block 2 Lot 18	\$ 954.86	5/30/2025	204 ALPINE DRIVE	FREDERICKSBURG	TX
2	2.00	1979	986	\$ 1,100,000.00	MOUNTAINWOOD CONDO Unit B, LEVEL 1	\$ 1,115.62	5/20/2025	720 COLUMBINE ROAD	BOULDER	CO
2	2.00	2024	1175	\$ 1,100,000.00	APRES SHORES CONDO Unit A36	\$ 936.17	5/5/2025	740 BLUE RIVER PARKWAY	AURORA	CO
2	2.00	1980	1086	\$ 1,095,000.00	PINE RIDGE CONDO Phase 2 Bldg IX Unit A	\$ 1,008.29	5/21/2025	400 FOUR OCLOCK ROAD	BROOMFIELD	CO
0	1.00	2008	454	\$ 1,095,000.00	ONE SKI HILL PLACE CONDO Unit 8203	\$ 2,411.89	5/2/2025	1521 SKI HILL ROAD	DALLAS	TX
3	3.00	1979	1828	\$ 1,079,000.00	DECATUR CONDO Unit 1814	\$ 590.26	5/29/2025	22340 US HIGHWAY 6	GREENWOOD VILLAGE	CO
2	2.00	2024	1244	\$ 1,040,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 109	\$ 836.01	5/28/2025	125 WEST ROAD	COLORADO SPRINGS	CO
2	2.00	2024	1217	\$ 1,030,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 201	\$ 846.34	5/7/2025	125 WEST ROAD	SILVERTHORNE	CO

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Purchaser Titlement Abstract

May 2025

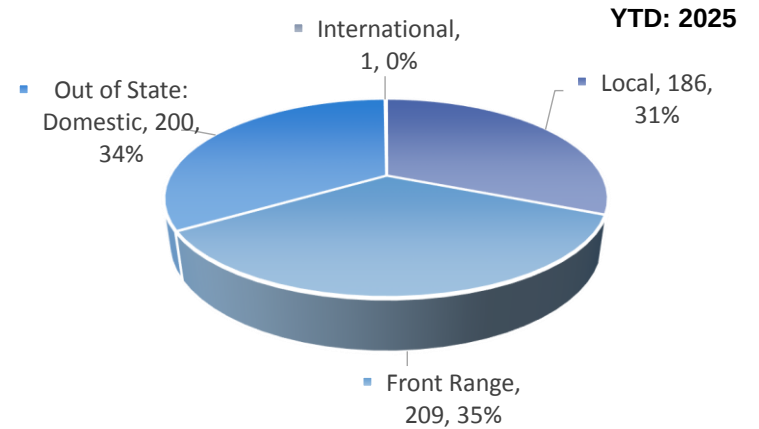
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Origin of Buyer	# of Trans.	% Overall
Local	32	23%
Front Range	54	38%
Out of State: Domestic	55	39%
International	0	0%
Total Sales	141	100%

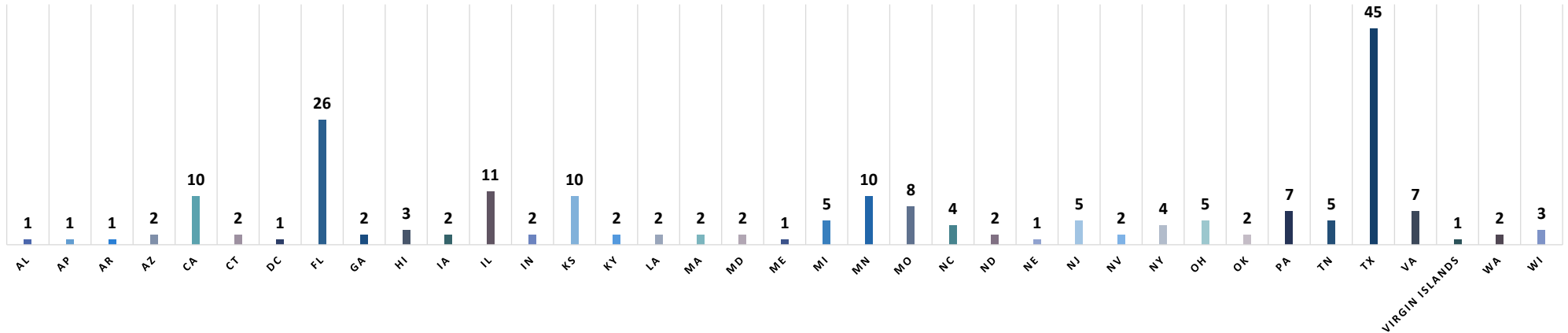
YTD: 2025

Origin of Buyer	# of Trans.	% Overall
Local	186	31%
Front Range	209	35%
Out of State: Domestic	200	34%
International	1	0%
Total Sales	596	100%

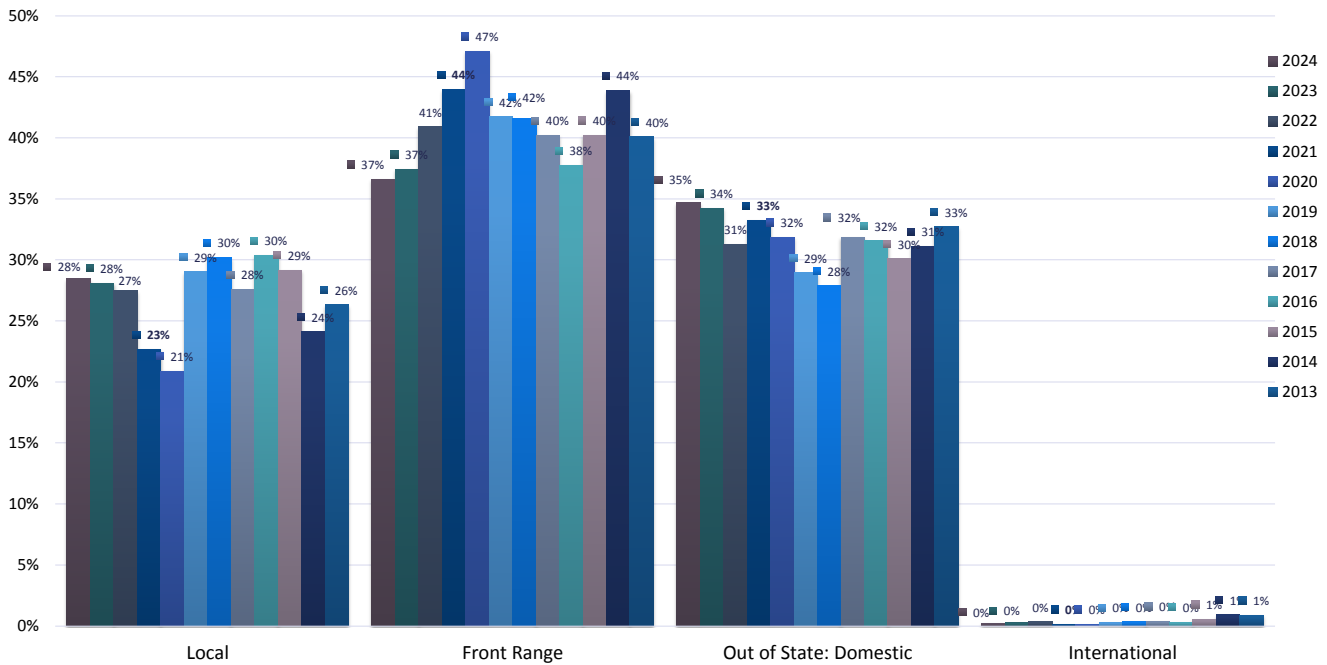


Colorado Purchasers: 395

NON-COLORADO YTD: 2025



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%

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%

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%

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%

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%

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%

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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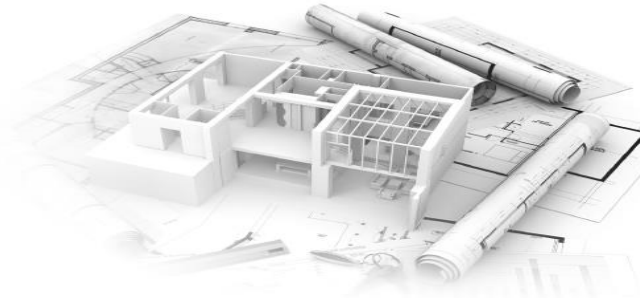
May 2025

Improved Residential New Unit Sales:

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	Address
5	5.00	2023	3966	\$ 4,875,000.00	BRECKENRIDGE HEIGHTS SUBD Filing 2 Block 9 Lot 1	SINGLEFAM	\$ 1,229.20	0168 MOONSTONE ROAD
4	5.00	2024	3546	\$ 2,895,000.00	HIGHLANDS RIVERFRONT SUBD Phase 2 Lot 12	SINGLEFAM	\$ 816.41	210 MONITOR DRIVE
3	3.00	2024	1763	\$ 1,825,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 306	MULTIFAM	\$ 1,035.17	125 WEST ROAD
3	3.00	2024	1619	\$ 1,650,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 305	MULTIFAM	\$ 1,019.15	125 WEST ROAD
2	2.00	2024	1356	\$ 1,300,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 206	MULTIFAM	\$ 958.70	125 WEST ROAD
2	2.00	2024	1255	\$ 1,295,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 308	MULTIFAM	\$ 1,031.87	125 WEST ROAD
2	2.00	2024	1267	\$ 1,275,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 307	MULTIFAM	\$ 1,006.31	125 WEST ROAD
2	2.00	2024	1244	\$ 1,105,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 209	MULTIFAM	\$ 888.26	125 WEST ROAD
1	1.00	2024	828	\$ 750,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 303	MULTIFAM	\$ 905.80	125 WEST ROAD
1	1.00	2024	828	\$ 700,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 204	MULTIFAM	\$ 845.41	125 WEST ROAD
1	1.00	2024	828	\$ 650,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 103	MULTIFAM	\$ 785.02	125 WEST ROAD
3	3.00	2024	1562	\$ 1,525,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 309	MULTIFAM	\$ 976.31	125 WEST ROAD
2	2.00	2024	1356	\$ 1,225,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 106	MULTIFAM	\$ 903.39	125 WEST ROAD
2	2.00	2024	1175	\$ 1,205,000.00	APRES SHORES CONDO Unit A31	MULTIFAM	\$ 1,025.53	740 BLUE RIVER PARKWAY
2	2.00	2024	1255	\$ 1,175,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 108	MULTIFAM	\$ 936.25	125 WEST ROAD
2	2.00	2024	1255	\$ 1,165,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 208	MULTIFAM	\$ 928.29	125 WEST ROAD
2	2.00	2024	1267	\$ 1,125,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 107	MULTIFAM	\$ 887.92	125 WEST ROAD
2	2.00	2024	1175	\$ 1,100,000.00	APRES SHORES CONDO Unit A36	MULTIFAM	\$ 936.17	740 BLUE RIVER PARKWAY
2	2.00	2024	1244	\$ 1,040,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 109	MULTIFAM	\$ 836.01	125 WEST ROAD
2	2.00	2024	1121	\$ 930,000.00	APRES SHORES CONDO Unit A33	MULTIFAM	\$ 829.62	740 BLUE RIVER PARKWAY
2	2.00	2024	1075	\$ 875,000.00	APRES SHORES CONDO Unit A11	MULTIFAM	\$ 813.95	740 BLUE RIVER PARKWAY
1	1.00	2024	828	\$ 750,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 304	MULTIFAM	\$ 905.80	125 WEST ROAD
1	1.00	2024	826	\$ 750,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 302	MULTIFAM	\$ 907.99	125 WEST ROAD
2	2.00	2024	1075	\$ 750,000.00	APRES SHORES CONDO Unit A16	MULTIFAM	\$ 697.67	740 BLUE RIVER PARKWAY
1	1.00	2024	828	\$ 700,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 203	MULTIFAM	\$ 845.41	125 WEST ROAD
1	1.00	2024	826	\$ 700,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 202	MULTIFAM	\$ 847.46	125 WEST ROAD
1	1.00	2024	826	\$ 675,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 102	MULTIFAM	\$ 817.19	125 WEST ROAD
1	1.00	2024	562	\$ 647,800.00	BASECAMP LOFTS AND STUDIOS Unit 206	MULTIFAM	\$ 1,152.67	185 LUSHER COURT FRISCO
1	1.00	2024	750	\$ 605,000.00	APRES SHORES CONDO Unit A35	MULTIFAM	\$ 806.67	740 BLUE RIVER PARKWAY
1	1.00	2024	680	\$ 595,000.00	APRES SHORES CONDO Unit A12	MULTIFAM	\$ 875.00	740 BLUE RIVER PARKWAY
1	1.00	2024	750	\$ 585,000.00	APRES SHORES CONDO Unit A32	MULTIFAM	\$ 780.00	740 BLUE RIVER PARKWAY
1	1.00	2024	687	\$ 565,000.00	APRES SHORES CONDO Unit A13	MULTIFAM	\$ 822.42	740 BLUE RIVER PARKWAY
1	1.00	2024	680	\$ 550,000.00	APRES SHORES CONDO Unit A15	MULTIFAM	\$ 808.82	740 BLUE RIVER PARKWAY
3	2.00	2024	1175	\$ 1,200,000.00	RIVER WEST CONDO Bldg 6 Unit 636	MULTIFAM	\$ 1,021.28	930 BLUE RIVER PARKWAY
2	2.00	2024	1217	\$ 1,030,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 201	MULTIFAM	\$ 846.34	125 WEST ROAD
1	1.00	2024	828	\$ 680,000.00	BRIGHTWOOD @ KEYSTONE CONDO Bldg WEST Unit 104	MULTIFAM	\$ 821.26	125 WEST ROAD
1	1.00	2024	687	\$ 577,000.00	APRES SHORES CONDO Unit A14	MULTIFAM	\$ 839.88	740 BLUE RIVER PARKWAY

Summary of Improved Residential New Unit Sales:

Average Price: \$ 1,109,319
Average PPSF: \$ 902.45
Median Price: \$ 930,000
Transactions: 37
Gross Volume: \$ 41,044,800





Deed Restricted Unit Sales Summary

May 2025

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Deed Restricted Unit Sales:

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	PRIMARY TOWN	PRIMARY STATE
3	2.00	1974	1919	\$ 1,277,000.00	SUMMIT COVE SUBD Filing 2 Block 13 Lot 41	SINGLEFAM	\$ 665.45	SAINT LOUIS	MO
1	2.00	1968	432	\$ 340,000.00	QUANDARY BRECKENRIDGE CONDO Unit 15L	MULTIFAM	\$ 787.04	ARVADA	CO
4	3.00	2024	2143	\$ 800,411.00	STABLES VILLAGE SUBD Filing 1 Lot 14	SINGLEFAM	\$ 373.50	BRECKENRIDGE	CO
3	2.00	2007	1473	\$ 687,326.00	WELLINGTON 2 SUBD Filing 2 Block 7 Lot 6	SINGLEFAM	\$ 466.62	BRECKENRIDGE	CO
2	2.00	1972	1061	\$ 590,000.00	SKI & RACQUET CLUB CONDO Bldg B Unit P-5	MULTIFAM	\$ 556.08	BRECKENRIDGE	CO
1	2.00	1986	837	\$ 586,300.00	SILVER KING LODGE CONDO Unit 4	MULTIFAM	\$ 700.48	BRECKENRIDGE	CO
1	1.00	1984	604	\$ 575,000.00	MOUNTAIN SIDE CONDO Bldg H Unit 222	MULTIFAM	\$ 951.99	FRISCO	CO
2	3.00	2024	1416	\$ 556,801.00	STABLES VILLAGE SUBD Filing 1 Lot 16	SINGLEFAM	\$ 393.22	BRECKENRIDGE	CO
3	3.00	2018	1353	\$ 554,862.00	SMITH RANCH SUBD Filing 1 Lot 8	SINGLEFAM	\$ 410.10	FRISCO	CO
3	3.00	2020	1395	\$ 472,360.00	SMITH RANCH SUBD Filing 3 Lot 10A	SINGLEFAM	\$ 338.61	BRECKENRIDGE	CO
3	3.00	2018	1395	\$ 464,949.00	SMITH RANCH SUBD Filing 1 Lot 10B	SINGLEFAM	\$ 333.30	SILVERTHORNE	CO
3	2.00	2002	1234	\$ 421,785.00	WELLINGTON NEIGHBORHOOD SUBD Block 1 Lot 19A	SINGLEFAM	\$ 341.80	BRECKENRIDGE	CO
1	1.00	1973	637	\$ 399,000.00	SILVER QUEEN WEST CONDO Bldg B Unit 107	MULTIFAM	\$ 626.37	DILLON	CO
2	3.00	2019	1119	\$ 284,546.00	SMITH RANCH SUBD Filing 1 Lot TH 4C	MULTIFAM	\$ 254.29	FRISCO	CO

Summary of Deed Restricted Unit Sales:

Average Price:	\$ 572,167
Average PPSF:	\$ 514.20
Median Price:	\$ 555,832
# Transactions:	14
Gross Volume:	\$ 8,010,340
Avg. PPSF Deed Restricted/Residential:	56.11%

