

Sold Price Analysis

Class ... Type ... Area	MLS #	Address	Original Price	Sold Price	Original Price %	DOM
RESIDENTIAL						
Single Family						
Crested Butte						
	28367	128 Butte Ave.	\$300,000	\$125,000	42%	801
	30422	418 Third Street	\$1,575,000	\$1,195,000	76%	376
	31725	500 Butte Ave	\$1,295,000	\$1,200,000	93%	59
	Totals		\$3,170,000	\$2,520,000	79%	412
Mt CB						
	29102	102 Horseshoe	\$785,000	\$450,000	57%	654
	29829	16 Peakview	\$2,850,000	\$2,872,500	101%	479
	Totals		\$3,635,000	\$3,322,500	91%	567
CB South						
	31760	123 Huckeby Way	\$340,000	\$330,000	97%	53
	Totals		\$340,000	\$330,000	97%	53
Rural CB						
	30812	1 Slate River Drive	\$398,000	\$345,000	87%	229
	Totals		\$398,000	\$345,000	87%	229
Gunnison						
	30603	1100 N Colorado	\$195,000	\$165,000	85%	331
	Totals		\$195,000	\$165,000	85%	331
Lake City & Area						
	26479	5525 Mt. Elbert Drive	\$775,000	\$725,000	94%	1146
	29835	102 Sleeping Ute Way	\$225,000	\$202,500	90%	485
	29899	1244 Golden Pearl Lane	\$698,900	\$650,000	93%	466
	30078	1451 Balsam Drive	\$349,000	\$265,000	76%	443
	31321	211 Stagecoach Trail	\$520,000	\$520,000	100%	109
	Totals		\$2,567,900	\$2,362,500	92%	530
Rural Gunnison						
	29660	100 BROADWAY	\$315,000	\$250,000	79%	493
	30623	233 County Road 48	\$332,500	\$225,000	68%	309
	Totals		\$647,500	\$475,000	73%	401
Almont Area						
	28377	18898 Forrest Road 765	\$155,000	\$119,900	77%	787
	30046	LOT C Red Mt Summer Home Group	\$155,000	\$136,000	88%	449
	Totals		\$310,000	\$255,900	83%	618
Rural Mount CB						
	30840	TBD County Road 317	\$385,000	\$260,000	68%	224
	Totals		\$385,000	\$260,000	68%	224
Condo						
Crested Butte						
	30806	Unit D Gibson Ridge Condos	\$175,000	\$138,000	79%	216
	31266	602 Butte Avenue	\$179,900	\$149,900	83%	119
	Totals		\$354,900	\$287,900	81%	168
Mt CB						
	28113	535 Plaza	\$495,000	\$278,000	56%	826
	29501	134 Plaza	\$725,000	\$360,000	50%	511

	31336	6 Emmons Loop	\$119,000	\$93,500	79%	128
	31448	17 Castle Road	\$264,900	\$238,500	90%	97
	31506	18 Snowmass Rd #105	\$550,000	\$492,500	90%	84
	31688	701 Gothic Road # 140	\$109,000	\$90,000	83%	78
	31930	511 The Lodge	\$480,200	\$397,000	83%	29
	Totals		\$2,743,100	\$1,949,500	71%	250
Gunnison						
	29377	438 N 11th	\$159,900	\$115,000	72%	547
	Totals		\$159,900	\$115,000	72%	547
Townhouse						
Crested Butte						
	30157	730 Maroon Ave.	\$999,000	\$840,000	84%	405
	Totals		\$999,000	\$840,000	84%	405
Mt CB						
	29154	2 Pinnacles	\$1,150,000	\$855,000	74%	617
	31281	102 Pitchfork	\$235,000	\$225,000	96%	123
	32018	25A Villas Summit	\$750,000	\$750,000	100%	279
	Totals		\$2,135,000	\$1,830,000	86%	340
CB South						
	31778	99 Cascadilla	\$328,500	\$325,000	99%	56
	Totals		\$328,500	\$325,000	99%	56
Timeshare/Fractional						
Mt CB						
	30857	31 Marcellina Lane	\$1,950	\$1,700	87%	215
	Totals		\$1,950	\$1,700	87%	215
LAND						
Bldg Site under 1 Ac						
Lake City & Area						
	31862	616 Lake Street	\$150,000	\$150,000	100%	34
	Totals		\$150,000	\$150,000	100%	34
1-5 Acres						
Lake City & Area						
	30860	1325 Golden Pearl Lane	\$120,000	\$115,000	96%	211
	Totals		\$120,000	\$115,000	96%	211
Powderhorn						
	31864	4811 Blue Mesa Drive	\$25,000	\$16,500	66%	22
	Totals		\$25,000	\$16,500	66%	22
11-40 Acres						
Rural Gunnison						
	31343	TBD CR 76	\$225,000	\$160,000	71%	105
	Totals		\$225,000	\$160,000	71%	105
Industrial/Comm/Busines						
Gunnison						
	30463	1200 N Colorado St & Hwy 135	\$300,000	\$300,000	100%	361
	30464	1200 N Colorado St & Hwy 135	\$300,000	\$300,000	100%	361
	Totals		\$600,000	\$600,000	100%	361
COMMERCIAL/INDUSTRIAL						
Business Opp w/o RE						
Crested Butte						

	31400	321 Elk Ave	\$95,000	\$65,000	68%	137
	Totals		\$95,000	\$65,000	68%	137
RE Only						
		Rural Gunnison				
	29218	1040 Hwy 135	\$915,000	\$900,000	98%	599
	Totals		\$915,000	\$900,000	98%	599