

Sold Price Analysis

Class ... Type ... Area	MLS #	Address	Original Price	Sold Price	Original Price %	DOM
RESIDENTIAL						
Single Family						
Crested Butte						
	26058	18 Gothic	\$2,675,000	\$1,420,000	53%	1164
	28367	128 Butte Ave.	\$300,000	\$125,000	42%	801
	29042	16 Third Street	\$1,375,000	\$708,000	51%	865
	29764	430 Butte	\$1,995,000	\$1,480,000	74%	448
	30072	398 Journeys End	\$1,395,000	\$950,000	68%	371
	30422	418 Third Street	\$1,575,000	\$1,195,000	76%	376
	30765	421 Elk Avenue	\$770,000	\$446,000	58%	256
	30914	10 Ruth's Road	\$975,000	\$930,000	95%	148
	30938	13 4th St	\$2,295,000	\$2,037,500	89%	158
	30978	29 Gothic Avenue	\$665,000	\$665,000	100%	161
	30980	124 Whiterock Avenue	\$875,000	\$825,000	94%	314
	31318	123 Whiterock Ave.	\$529,000	\$465,000	88%	62
	31377	826 Elk Avenue	\$249,900	\$255,500	102%	63
	31725	500 Butte Ave	\$1,295,000	\$1,200,000	93%	59
	31764	702 Elk Avenue	\$1,195,000	\$938,000	78%	134
	32130	312 Sopris	\$299,000	\$170,000	57%	100
	32163	620 Maroon	\$1,049,000	\$750,000	71%	169
	32165	719 Belleview	\$537,900	\$510,000	95%	104
	32200	213 Sopris	\$649,000	\$510,000	79%	109
	32292	5 Ruths Road	\$1,495,000	\$1,401,000	94%	57
	32529	312 Sopris	\$275,000	\$260,000	95%	71
	Totals		\$22,468,800	\$17,241,000	77%	285
Mt CB						
	28997	39 Wildhorse Trail	\$2,600,000	\$1,100,000	42%	733
	29102	102 Horseshoe	\$785,000	\$450,000	57%	654
	29170	28 Belleview Dr	\$850,000	\$425,000	50%	681
	29829	16 Peakview	\$2,850,000	\$2,872,500	101%	479
	29860	12 Bitterroot Circle	\$640,000	\$445,000	70%	442
	30161	10 Red Lady Way	\$1,250,000	\$845,000	68%	386
	30614	12 Anthracite	\$3,950,000	\$2,400,000	61%	404
	30768	22 Goldlink Drive	\$2,625,000	\$2,200,000	84%	198
	30995	28 Anthracite	\$400,000	\$289,900	72%	315
	31047	25 Paradise Rd.	\$992,000	\$920,000	93%	141
	31399	404 Horseshoe	\$394,900	\$329,900	84%	129
	31850	Lot #15 Wildhorse @ Prospect	\$1,836,750	\$1,100,000	60%	719
	31933	32 Ruby	\$795,000	\$350,000	44%	154
	Totals		\$19,968,650	\$13,727,300	69%	418
CB South						
	26756	227 Shavano	\$540,000	\$300,000	56%	1366
	30882	373 Cascadilla Street	\$289,000	\$279,000	97%	133
	31000	621 Shavano	\$698,000	\$575,000	82%	891
	31077	427 Haverly Street	\$397,700	\$345,000	87%	84
	31271	479 Shavano Street	\$729,000	\$710,000	97%	56
	31760	123 Hucceby Way	\$340,000	\$330,000	97%	53

	32141	189 Cascadilla	\$430,000	\$305,000	71%	202
	32227	354 Cisneros	\$602,900	\$542,431	90%	317
	32230	699 Zeligman Street	\$659,000	\$592,000	90%	142
	Totals		\$4,685,600	\$3,978,431	85%	360
Rural CB						
	29633	92 Alpine Ct.	\$658,500	\$475,000	72%	439
	29998	269 Fairway Dr	\$1,550,000	\$975,000	63%	590
	30023	85 Alpine Ct.	\$849,000	\$650,000	77%	681
	30133	15 Garland Drive	\$3,100,000	\$2,000,000	65%	406
	30480	710 Skyland Drive	\$2,595,000	\$2,085,000	80%	307
	30745	33 Buckhorn Way	\$1,690,000	\$1,324,000	78%	469
	30812	1 Slate River Drive	\$398,000	\$345,000	87%	229
	31366	Lot 22 Alpine Meadows	\$425,000	\$427,000	100%	59
	31388	1200 Gothic	\$841,500	\$525,000	62%	170
	31572	702 Forest Lane	\$1,849,000	\$1,100,000	59%	356
	31691	66 Wapiti Way	\$1,595,000	\$1,250,000	78%	243
	31770	745 Meadows Rd	\$1,000,000	\$1,000,000	100%	46
	32373	2472 Wildcat Trail	\$1,399,000	\$1,250,000	89%	114
	Totals		\$17,950,000	\$13,406,000	75%	316
Almont Area						
	26379	641 County Road 744	\$475,000	\$300,000	63%	1214
	28377	18898 Forrest Road 765	\$155,000	\$119,900	77%	787
	29441	7922 Hwy 135	\$365,000	\$262,450	72%	790
	30046	LOT C Red Mt Summer Home Group	\$155,000	\$136,000	88%	449
	31073	172 Rainbow Dr.	\$499,000	\$438,750	88%	134
	31372	15 Oak Street (Just West of Town Hall)	\$67,900	\$60,000	88%	54
	31512	252 Rainbow Road	\$225,000	\$200,000	89%	289
	Totals		\$1,941,900	\$1,517,100	78%	531
Rural Mount CB						
	30840	TBD County Road 317	\$385,000	\$260,000	68%	224
	31678	15 Glacier Lily	\$975,000	\$850,000	87%	250
	32395	646 Meridian Lake Dr	\$309,900	\$282,000	91%	105
	Totals		\$1,669,900	\$1,392,000	83%	193
Condo						
Crested Butte						
	30535	706 Sopris Avenue	\$325,000	\$257,000	79%	418
	30806	Unit D Gibson Ridge Condos	\$175,000	\$138,000	79%	216
	31266	602 Butte Avenue	\$179,900	\$149,900	83%	119
	31268	602 Butte Avenue	\$179,900	\$140,000	78%	101
	31395	619 Gothic Ave, Unit 1	\$204,900	\$165,000	81%	28
	32081	728 Belleview	\$181,900	\$178,000	98%	64
	32190	619 Gothic Road Unit 2	\$144,900	\$124,900	86%	119
	32465	708 Sopris Avenue	\$139,900	\$195,500	140%	30
	33007	721 Gothic Avenue	\$499,000	\$470,000	94%	88
	Totals		\$2,030,400	\$1,818,300	90%	131
Mt CB						
	24827	174 Grand Lodge	\$189,000	\$112,000	59%	1462
	25373	45 Redstone	\$425,000	\$175,000	41%	1338
	26010	#3 Hunter Hill Condos	\$319,500	\$112,000	35%	1320

26597	A-207 WestWall Lodge	\$1,598,000	\$887,500	56%	1208
27954	26 Eagles Nest Marcellina Lane	\$425,000	\$230,000	54%	1015
28113	535 Plaza	\$495,000	\$278,000	56%	826
29197	755 Gothic Road, Unit 7	\$335,000	\$220,000	66%	543
29372	Unit 8 Castle Point Condos	\$460,000	\$308,000	67%	585
29428	6 Emmons Loop	\$180,000	\$101,500	56%	514
29501	134 Plaza	\$725,000	\$360,000	50%	511
30648	20 Hunter Hill Road Unit 103	\$320,000	\$200,000	63%	500
30709	15 Marcellina, Unit 101	\$289,000	\$260,000	90%	191
30719	25 Emmons Road Unit 8	\$386,400	\$180,000	47%	502
30748	72 Hunter Hill Road, #I-104	\$285,000	\$170,000	60%	368
30782	421 The Lodge at Mountaineer Square	\$725,408	\$435,000	60%	300
30789	620 Gothic Road, Unit 418	\$1,384,996	\$675,000	49%	490
30807	Three Seasons Unit 342	\$139,700	\$70,000	50%	306
30826	6 Emmons Loop,179	\$109,900	\$80,000	73%	413
30848	17 Treasury Road #2C	\$289,000	\$275,000	95%	189
30884	317 THE LODGE	\$425,000	\$295,000	69%	232
30887	Plaza Unit 441 @ 11 Snowmass Rd	\$325,000	\$264,000	81%	277
30890	417 Grand Lodge East Tower	\$119,000	\$105,000	88%	174
30926	651 Gothic Road 312 C	\$210,000	\$180,000	86%	248
31151	29 Castle Road	\$265,000	\$216,000	82%	199
31172	620 Gothic Road, Unit 503	\$1,021,000	\$740,000	72%	338
31187	J6 Crested Mountain North	\$308,750	\$250,000	81%	80
31336	6 Emmons Loop	\$119,000	\$93,500	79%	128
31368	701 Gothic Road #308	\$136,000	\$110,000	81%	187
31448	17 Castle Road	\$264,900	\$238,500	90%	97
31483	G-1 Crested Mountain	\$799,000	\$655,000	82%	251
31506	18 Snowmass Rd #105	\$550,000	\$492,500	90%	84
31553	6 Emmons Loop	\$145,000	\$105,000	72%	246
31605	721 Gothic Road Unit 2 C	\$335,000	\$295,000	88%	99
31612	25 Emmons Road, 11	\$325,000	\$300,000	92%	247
31688	701 Gothic Road # 140	\$109,000	\$90,000	83%	78
31709	506 Horseshoe	\$324,900	\$320,000	98%	130
31795	13 Hunter Hill	\$850,000	\$750,000	88%	245
31896	559 Grand Lodge	\$143,500	\$110,500	77%	211
31930	511 The Lodge	\$480,200	\$397,000	83%	29
31974	620 Gothic Road, Unit 508	\$761,200	\$650,000	85%	186
32082	21 Castle Road	\$255,000	\$170,000	67%	241
32108	18 Snowmass Road	\$599,000	\$515,000	86%	174
32120	514 The Lodge at Mountaineer Square	\$209,900	\$222,900	106%	27
32154	29 Marcellina Lane	\$265,000	\$240,000	91%	92
32164	9 Hunter Hill Road Unit 105	\$284,900	\$284,900	100%	29
32204	620 Gothic Road, #510	\$190,000	\$207,900	109%	56
32311	12 Snowmass Road, Unit #412	\$512,500	\$512,500	100%	63
32410	400 Gothic Road, Unit A205	\$120,000	\$95,000	79%	84
32462	16 Snowmass Road #9	\$747,000	\$801,500	107%	48
32601	6 Emmons Loop,403	\$139,000	\$120,000	86%	49
Totals		\$20,419,654	\$14,955,700	73%	344

	31962	294 Shavano St, Unit A	\$208,900	\$154,000	74%	184
	32058	10 Waterfall Creek	\$200,000	\$200,000	100%	-4
	32334	2 Elcho Ave Unit 12	\$187,500	\$178,000	95%	133
	Totals		\$596,400	\$532,000	89%	104
Rural CB						
	26927	4B Mt. Horizons	\$625,000	\$530,000	85%	1020
	29692	9 St. Andrew's Circle	\$445,000	\$385,000	87%	454
	30805	350 Country Club Drive 301-A	\$89,500	\$85,000	95%	159
	31486	350 Country Club Drive, 210	\$234,000	\$127,000	54%	245
	31488	350 Country Club Drive, 215	\$199,000	\$123,000	62%	245
	31701	350 Country Club Dr. 104A	\$117,500	\$117,500	100%	43
	32053	350 Country Club Drive, Unit 404A	\$99,900	\$91,900	92%	223
	Totals		\$1,809,900	\$1,459,400	81%	341
Almont Area						
	31225	130 County Road 742, Cabin 19	\$279,500	\$257,850	92%	154
	32091	130 County Road 742, Cabin 21	\$279,500	\$258,238	92%	274
	Totals		\$559,000	\$516,088	92%	214
Townhouse						
Crested Butte						
	30157	730 Maroon Ave.	\$999,000	\$840,000	84%	405
	30460	1 Seventh Street	\$649,000	\$532,500	82%	372
	32546	618 Butte	\$429,000	\$374,000	87%	100
	Totals		\$2,077,000	\$1,746,500	84%	292
Mt CB						
	28956	23A Villas Summit	\$1,395,000	\$816,500	59%	622
	29154	2 Pinnacles	\$1,150,000	\$855,000	74%	617
	29739	108 Snowmass Road Unit 25B	\$950,000	\$740,000	78%	604
	29786	720 Gothic Road Unit 3	\$795,000	\$795,000	100%	553
	30645	101 Snowmass Road, 1 A	\$559,130	\$514,500	92%	487
	30753	105 Pitchfork	\$224,900	\$100,200	45%	365
	30821	103 Perry Creek St.	\$232,000	\$210,000	91%	346
	30967	122 Deer Creek Circle	\$264,000	\$240,000	91%	114
	31281	102 Pitchfork	\$235,000	\$225,000	96%	123
	31335	24 Castle Road, Unit A	\$430,000	\$345,000	80%	254
	31643	24 Castle Road #3	\$409,900	\$325,000	79%	273
	31803	125 Deer Creek Circle	\$136,000	\$125,000	92%	82
	32018	25A Villas Summit	\$750,000	\$750,000	100%	279
	32224	104 Pitchfork Drive	\$155,000	\$115,000	74%	76
	Totals		\$7,685,930	\$6,156,200	80%	343
CB South						
	30528	45 Blackstock #1	\$250,000	\$195,000	78%	278
	30943	197 B Teocalli Road	\$299,000	\$310,000	104%	161
	31778	99 Cascadilla	\$328,500	\$325,000	99%	56
	31835	337 Cement Creek Road Unit B	\$349,999	\$275,000	79%	229
	Totals		\$1,227,499	\$1,105,000	90%	181
Rural CB						
	31295	33 Alpine Ct.	\$459,000	\$420,000	92%	156
	Totals		\$459,000	\$420,000	92%	156

Timeshare/Fractional

Mt CB						
	30857	31 Marcellina Lane	\$1,950	\$1,700	87%	215
	30858	31 Marcellina Lane	\$2,900	\$2,250	78%	297
	Totals		\$4,850	\$3,950	81%	256
CB South						
	30014	unit 9 Waterfall Creek Condo	\$15,000	\$6,000	40%	480
	Totals		\$15,000	\$6,000	40%	480
Mobile Home (No Land)						
Almont Area						
	28866	130 CR 742	\$20,000	\$1,500	8%	895
	31080	115 County Rd. 742	\$11,000	\$3,000	27%	217
	31806	130 County Road 742	\$10,000	\$7,800	78%	57
	Totals		\$41,000	\$12,300	30%	390
LAND						
Bldg Site under 1 Ac						
Crested Butte						
	25470	Lot 1 Block 72 Verzuh	\$999,000	\$730,000	73%	1280
	27569	Lots 22 and 23 Block 12	\$575,000	\$275,000	48%	964
	29623	BLK 46 LOTS 3 & 4	\$299,000	\$250,000	84%	494
	30966	TBD Whiterock Avenue, Verzuh Ranch	\$450,000	\$299,000	66%	295
	Totals		\$2,323,000	\$1,554,000	67%	758
Mt CB						
	28424	TBD Summit Road	\$690,000	\$205,000	30%	743
	32283	36 Ruby Drive	\$198,000	\$178,000	90%	53
	Totals		\$888,000	\$383,000	43%	398
CB South						
	30706	315 Anderson Dr.	\$85,000	\$50,000	59%	187
	30973	483 Anderson Dr.	\$99,000	\$70,000	71%	202
	31445	4607 Bryant Ave.	\$109,000	\$100,000	92%	41
	31840	555 Shavano Street	\$150,000	\$100,000	67%	199
	Totals		\$443,000	\$320,000	72%	157
Rural CB						
	26475	S-93 Skyland	\$399,000	\$119,000	30%	1042
	30578	Lot M3-37 Buckhorn Ranch	\$92,000	\$72,000	78%	506
	30744	S131 Skyland	\$399,000	\$250,000	63%	190
	31406	S182 Skyland	\$550,000	\$407,500	74%	78
	31584	Lot S87 Skyland	\$225,000	\$210,000	93%	34
	32213	S-125 Back Nine at Skyland	\$350,000	\$325,000	93%	109
	32338	53 Buckhorn Way	\$119,000	\$99,000	83%	49
	32367	721 Skyland Drive	\$104,900	\$95,000	91%	70
	Totals		\$2,238,900	\$1,577,500	70%	260
1-5 Acres						
Rural CB						
	31493	Lot S-177, Skyland	\$795,000	\$650,000	82%	122
	Totals		\$795,000	\$650,000	82%	122
11-40 Acres						
Rural CB						
	26692	Lot 24 Red Mountain Ranch	\$1,400,000	\$800,000	57%	1157
	28485	Tract 4 Roaring Judy Ranch	\$625,000	\$499,000	80%	997

	31216	285 Journeys End Road	\$1,965,000	\$1,490,000	76%	217
	Totals		\$3,990,000	\$2,789,000	70%	790
41+ Acres						
Rural CB						
	31892	tbd Brush Creek Road	\$2,325,000	\$2,325,000	100%	24
	Totals		\$2,325,000	\$2,325,000	100%	24
Ranch						
Rural CB						
	32415	vacant brush creek	\$170,000	\$182,931	108%	24
	Totals		\$170,000	\$182,931	108%	24
COMMERCIAL/INDUSTRIAL						
Business Opp w/o RE						
Crested Butte						
	31400	321 Elk Ave	\$95,000	\$65,000	68%	137
	31719	212 Elk Avenue	\$215,000	\$170,000	79%	263
	Totals		\$310,000	\$235,000	76%	200
Mt CB						
	29182	The Avalanch	\$475,000	\$350,000	74%	535
	Totals		\$475,000	\$350,000	74%	535
RE Only						
Crested Butte						
	22190	tbd WHITEROCK & 6TH	\$1,200,000	\$1,030,000	86%	1979
	28746	330 BELLEVIEW AVE	\$1,482,000	\$650,000	44%	683
	31683	226 Elk	\$1,700,000	\$1,650,000	97%	43
	Totals		\$4,382,000	\$3,330,000	76%	902
Mt CB						
	31441	701 Gothic Rd	\$169,000	\$158,000	93%	46
	Totals		\$169,000	\$158,000	93%	46