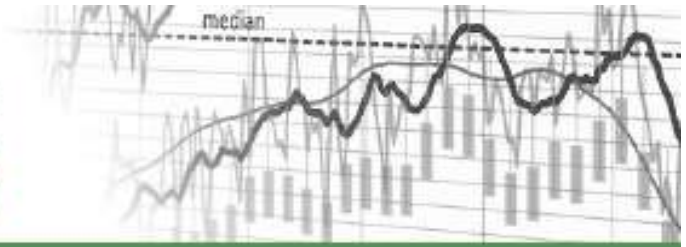
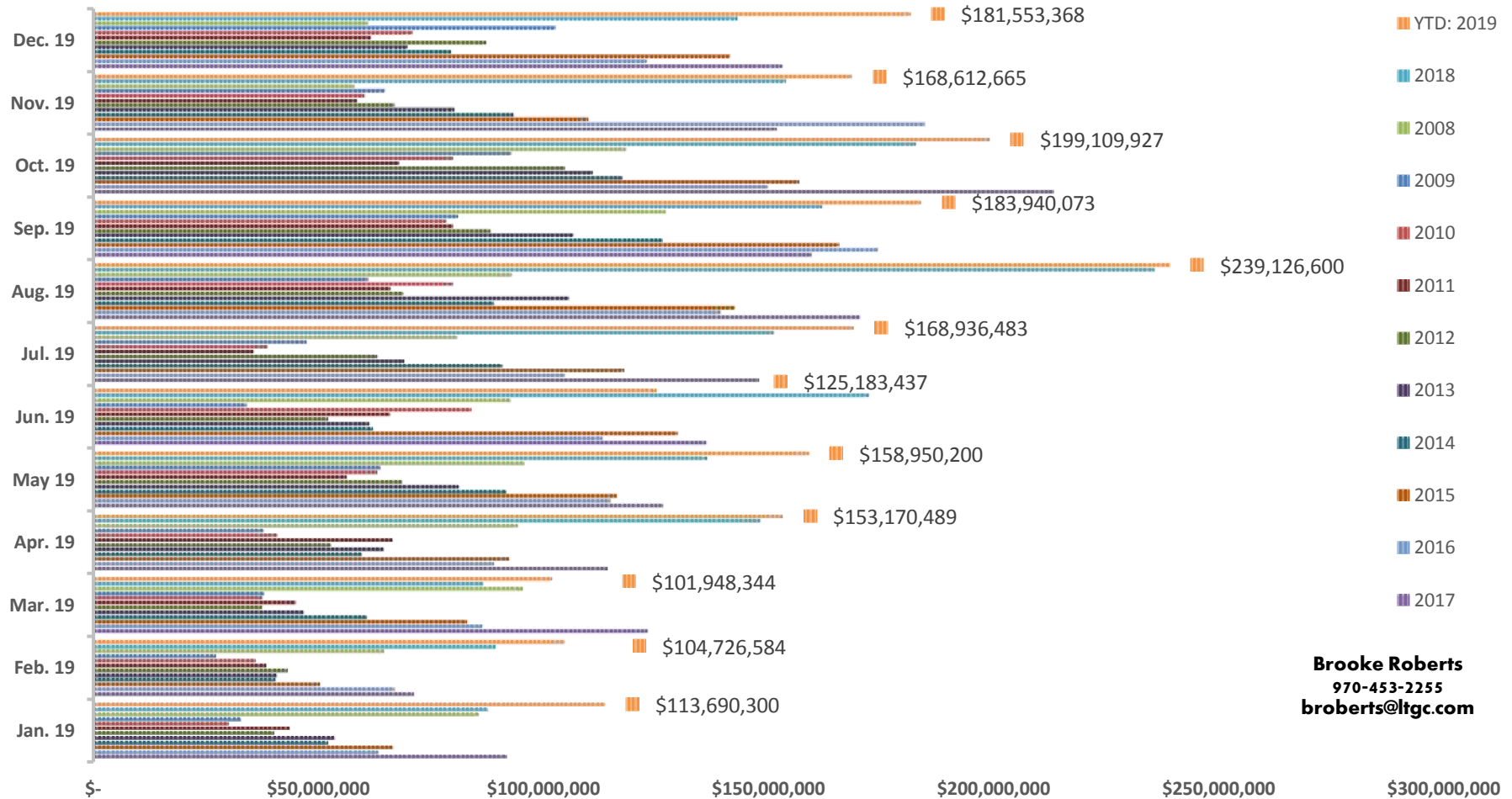




Summit County Market ANALYSIS



Historical Gross Sales Volume: 2008 - YTD: 2019



Brooke Roberts
 970-453-2255
 broberts@ltgc.com

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Market Analysis by Area

December 2019

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	\$12,113,200	7%	17	7%	\$712,541	\$730,000	\$836,800	\$749,000	\$340
Breckenridge	\$53,570,000	30%	46	20%	\$1,164,565	\$875,000	\$1,164,302	\$895,000	\$628
Breckenridge Golf Course	\$18,888,000	10%	14	6%	\$1,349,143	\$1,375,000	\$1,529,364	\$1,409,000	\$471
Copper Mountain	\$3,564,500	2%	7	3%	\$509,214	\$482,500	\$509,214	\$482,500	\$606
Corinthian Hills & Summerwood	\$1,076,000	1%	1	0%	\$1,076,000	n/a	\$1,076,000	n/a	\$381
Dillon Town & Lake	\$5,225,500	3%	11	5%	\$475,045	\$540,000	\$475,045	\$540,000	\$425
Dillon Valley	\$3,040,000	2%	9	4%	\$337,778	\$285,000	\$337,778	\$285,000	\$403
Farmers Corner	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
Frisco	\$16,813,368	9%	18	8%	\$934,076	\$663,500	\$722,000	\$663,500	\$598
Heeney	\$367,000	0%	1	0%	\$367,000	n/a	\$367,000	n/a	\$204
Keystone	\$13,276,000	7%	23	10%	\$577,217	\$465,000	\$577,217	\$465,000	\$541
Montezuma	\$1,200,000	1%	2	1%	\$600,000	n/a	\$600,000	n/a	\$224
North Summit County (rural)	\$7,741,300	4%	7	3%	\$1,105,900	\$1,032,200	\$1,261,050	\$1,188,350	\$401
Peak 7	\$4,033,000	2%	3	1%	\$1,344,333	\$1,240,000	\$1,344,333	\$1,240,000	\$435
Silverthorne	\$21,015,900	12%	28	12%	\$750,568	\$677,750	\$786,477	\$685,500	\$438
Summit Cove	\$3,589,600	2%	4	2%	\$897,400	\$874,750	\$897,400	\$874,750	\$432
Wilderness	\$6,475,900	4%	16	7%	\$404,744	\$374,200	\$422,279	\$384,200	\$410
Woodmoor	\$2,530,400	1%	3	1%	\$843,467	\$465,000	\$843,467	\$465,000	\$412
Deed Restricted Units	\$6,895,700	4%	19	8%	\$362,932	\$332,600	n/a	n/a	n/a
Quit Claim Deeds	\$138,000	0%	1	0%	\$138,000	n/a	n/a	n/a	n/a
TOTAL	\$181,553,368	100%	230	100%	\$831,046	\$622,500	\$836,145	\$641,500	\$496

(NEW UNIT SALES) **\$23,974,400** **13%** **25** **11%** **\$958,976** **\$775,000** **\$958,976** **\$775,000** **\$502**

NOTES: The above figures do not include time share interests or refinance transactions. Average & Median price calculations do not include Quit Claim Deed transactions. Residential Summary includes statistically viable sales only.

Average PPSF is calculated from the heated living area when available from the Summit County Assessor's Office.

Brooke Roberts
970-453-2255

broberts@ltgc.com

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Frisco
Land Title

60 Main Street
Frisco, CO 80443

970.668.2205

Dillon
Land Title

256 Dillon Ridge
Dillon, CO 80435

970.262.1883

Breckenridge
Land Title

200 North Ridge Street
Breckenridge, CO 80424

970.453.2255



Year-to-Date Market Analysis by Area

YTD: Dec. 2019

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	\$88,221,600	5%	124	5%	\$711,465	\$732,500	\$895,976	\$809,500	\$371
Breckenridge	\$531,001,317	28%	472	19%	\$1,125,003	\$766,250	\$1,088,511	\$777,500	\$663
Breckenridge Golf Course	\$180,943,900	10%	165	7%	\$1,096,630	\$775,000	\$1,570,882	\$1,419,000	\$479
Copper Mountain	\$53,767,842	3%	84	3%	\$640,093	\$484,500	\$714,007	\$517,500	\$576
Corinthian Hills & Summerwood	\$14,573,500	1%	17	1%	\$857,265	\$770,000	\$862,719	\$771,250	\$363
Dillon Town & Lake	\$65,931,742	3%	111	5%	\$593,980	\$530,000	\$526,303	\$535,000	\$471
Dillon Valley	\$26,252,078	1%	78	3%	\$336,565	\$269,000	\$340,863	\$270,000	\$377
Farmers Corner	\$7,667,500	0%	9	0%	\$851,944	\$600,000	\$1,047,500	\$649,500	\$408
Frisco	\$163,249,506	9%	211	9%	\$773,694	\$650,000	\$731,823	\$650,000	\$514
Heeney	\$1,916,500	0%	8	0%	\$239,563	\$215,000	\$333,300	\$335,000	\$217
Keystone	\$197,930,657	10%	313	13%	\$632,366	\$536,000	\$631,688	\$551,000	\$510
Montezuma	\$3,752,940	0%	11	0%	\$341,176	\$137,500	\$574,200	\$745,000	\$215
North Summit County (rural)	\$53,218,027	3%	51	2%	\$1,043,491	\$1,080,100	\$1,136,456	\$1,138,600	\$416
Peak 7	\$27,333,800	1%	33	1%	\$828,297	\$879,000	\$994,140	\$979,000	\$425
Silverthorne	\$230,682,275	12%	239	10%	\$965,198	\$750,000	\$886,464	\$791,450	\$424
Summit Cove	\$47,481,200	3%	72	3%	\$659,461	\$625,000	\$709,080	\$660,000	n/a
Wilderness	\$112,390,200	6%	230	9%	\$488,653	\$407,900	\$498,535	\$412,500	\$399
Woodmoor	\$26,935,100	1%	31	1%	\$868,874	\$560,300	\$980,844	\$690,000	\$397
Deed Restricted Units	\$63,619,573	3%	173	7%	\$367,743	\$332,600	n/a	n/a	n/a
Quit Claim Deeds	\$2,079,213	0%	10	0%	\$207,921	\$150,000	n/a	n/a	n/a
TOTAL	\$1,898,948,470	100%	2442	100%	\$811,532	\$600,000	\$820,957	\$639,000	\$497
(NEW UNIT SALES)	\$230,375,154	12%	178	7%	\$1,294,242	\$997,600	\$1,268,569	\$997,600	\$519

NOTES: The above figures do not include time share interests or refinance transactions. Average & Median price calculations do not include Quit Claim Deed transactions. Residential Summary includes statistically viable sales only.

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Frisco, CO 80443
970.668.2205

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



Market Snapshot by Area

Full Year 2018 versus YTD: 2019

Area	Average Price Single Family YTD: 2018	Average Price Single Family YTD: 2019	% Change vs. Prior Year	Average Price Multi-Family YTD: 2018	Average Price Multi-Family YTD: 2019	% Change vs. Prior Year	Average Price Vacant Land YTD: 2018	Average Price Vacant Land YTD: 2019	% Change vs. Prior Year
Blue River	\$856,971	\$944,680	10%	\$312,070	\$304,571	-2%	\$118,319	\$148,554	26%
Breckenridge	\$1,551,821	\$1,981,790	28%	\$645,781	\$691,157	7%	\$787,250	\$364,250	-54%
Breckenridge Golf Course	\$1,670,017	\$1,854,268	11%	\$516,389	\$522,355	1%	\$493,906	\$617,308	25%
Copper Mountain	\$2,691,625	\$3,075,236	14%	\$508,236	\$566,430	11%	\$0	\$912,750	n/a
Corinthian Hills/Summerwood	\$1,007,720	\$1,119,944	11%	\$666,200	\$532,000	-20%	\$220,000	\$0	n/a
Dillon Town & Lake	\$715,400	\$706,414	-1%	\$420,450	\$496,638	18%	\$0	\$0	0%
Dillon Valley	\$570,962	\$632,875	11%	\$255,396	\$264,270	3%	\$0	\$0	0%
Farmers Corner	\$700,857	\$1,047,500	49%	\$0	\$0	n/a	\$279,300	\$235,000	-16%
Frisco	\$1,099,407	\$1,087,412	-1%	\$564,933	\$606,616	7%	\$432,300	\$0	n/a
Heeneey	\$425,286	\$333,300	-22%	\$0	\$0	n/a	\$220,000	\$83,333	-62%
Keystone	\$1,533,036	\$1,359,323	-11%	\$529,115	\$565,034	7%	\$492,778	\$556,500	13%
Montezuma	\$536,333	\$574,200	7%	\$0	\$0	n/a	\$71,250	\$264,000	271%
North Summit County (Rural)	\$1,011,328	\$1,136,456	12%	\$0	\$0	n/a	\$524,914	\$346,250	-34%
Peak 7	\$972,463	\$994,140	2%	\$0	\$0	n/a	\$299,971	\$310,038	3%
Silverthorne	\$889,444	\$996,265	12%	\$581,860	\$671,929	15%	\$286,782	\$278,456	-3%
Summit Cove	\$841,359	\$874,147	4%	\$345,422	\$386,450	12%	\$215,800	\$220,667	2%
Wilderness	\$735,522	\$789,270	7%	\$394,048	\$426,262	8%	\$199,056	\$259,143	30%
Woodmoor	\$1,546,118	\$1,460,183	-6%	\$459,438	\$538,377	n/a	\$382,500	\$409,333	7%
Gross Mean:	\$1,142,905	\$1,262,929	11%	\$523,519	\$559,776	7%	\$366,814	\$344,945	-6%

Please note: The above figures are an unofficial tabulation of Summit County records that are believed to be reasonably accurate. Sales believed to be inaccurate indicators of the market have been eliminated.

Full Interest, Fee Simple, Arms-Length transactions only, are shown in the Market Snapshot Report.

Area	Median Price Single Family YTD: 2018	Median Price Single Family YTD: 2019	% Change vs. Prior Year	Median Price Multi-Family YTD: 2018	Median Price Multi-Family YTD: 2019	% Change vs. Prior Year	Median Price Vacant Land YTD: 2018	Median Price Vacant Land YTD: 2019	% Change vs. Prior Year
Blue River	\$762,000	\$840,000	10%	\$330,000	\$320,800	-3%	\$90,000	\$109,000	21%
Breckenridge	\$1,325,000	\$1,510,000	14%	\$570,000	\$622,900	9%	\$685,000	\$243,750	-64%
Breckenridge Golf Course	\$1,625,000	\$1,665,000	2%	\$472,500	\$505,000	7%	\$475,000	\$510,000	7%
Copper Mountain	\$2,689,250	\$3,215,000	20%	\$503,500	\$513,500	2%	n/a	n/a	n/a
Corinthian Hills/Summerwood	\$950,000	\$840,000	-12%	\$507,000	\$575,000	n/a	n/a	n/a	n/a
Dillon Town & Lake	\$687,250	\$607,000	-12%	\$415,000	\$524,900	26%	n/a	n/a	n/a
Dillon Valley	\$550,000	\$610,000	11%	\$233,850	\$252,000	8%	n/a	n/a	n/a
Farmers Corner	\$615,000	\$649,500	6%	n/a	n/a	n/a	\$292,000	n/a	n/a
Frisco	\$997,500	\$1,057,500	6%	\$506,000	\$552,500	9%	\$420,000	n/a	n/a
Heeneey	\$390,000	\$335,000	-14%	n/a	n/a	n/a	\$0	\$45,000	n/a
Keystone	\$1,360,000	\$1,310,750	-4%	\$487,500	\$530,000	9%	\$440,000	\$312,500	-29%
Montezuma	\$520,000	\$745,000	n/a	n/a	n/a	n/a	n/a	\$79,000	n/a
North Summit County (Rural)	\$903,800	\$1,138,600	26%	n/a	n/a	n/a	\$375,000	\$319,250	-15%
Peak 7	\$860,000	\$979,000	14%	n/a	n/a	n/a	\$278,500	\$278,700	0%
Silverthorne	\$793,500	\$855,000	8%	\$580,000	\$610,000	5%	\$241,750	\$250,500	4%
Summit Cove	\$815,000	\$885,000	9%	\$287,500	\$361,250	26%	\$185,000	\$214,500	n/a
Wilderness	\$640,000	\$734,500	15%	\$375,500	\$385,000	3%	\$197,500	\$260,000	n/a
Woodmoor	\$1,299,000	\$1,350,600	n/a	\$448,750	\$520,000	n/a	\$305,000	\$378,000	n/a
Gross Mean:	\$940,800	\$1,025,000	9%	\$460,000	\$509,000	11%	\$279,500	\$262,500	-6%

Brooke Roberts
970-453-2255

broberts@ltgc.com

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

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Historical Market Analysis: Percentage Market Change: 2010 - YTD. 2019

Month to Month Comparison by Gross Volume

Month	2010	% Change 10 to 11	2011	% Change 11 to 12	2012	% Change 12 to 13	2013	% Change 13 to 14	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
January	\$30,051,500	45%	\$44,042,400	-8%	\$42,663,800	33%	\$62,235,670	-2%	\$53,073,051	25%	\$66,536,300	-5%	\$63,231,650	45%	\$91,901,074	-5%	\$87,565,946	30%	\$113,690,300
February	\$36,036,515	6%	\$38,516,800	12%	\$43,683,600	-6%	\$45,837,653	-1%	\$44,671,060	13%	\$50,326,500	33%	\$66,997,100	6%	\$71,152,600	26%	\$89,403,682	17%	\$104,726,584
March	\$37,425,700	20%	\$45,046,200	-17%	\$38,893,960	25%	\$55,149,780	30%	\$67,244,100	24%	\$83,058,500	4%	\$86,347,800	43%	\$123,142,000	-30%	\$86,558,600	18%	\$101,948,344
April	\$40,792,200	63%	\$66,323,300	-20%	\$55,250,700	22%	\$64,956,000	-7%	\$62,554,700	48%	\$92,373,585	-4%	\$89,007,327	28%	\$114,226,938	30%	\$148,159,921	3%	\$153,170,489
May	\$63,039,000	-11%	\$56,177,600	22%	\$73,173,000	18%	\$94,375,050	13%	\$96,773,950	20%	\$116,330,500	-1%	\$114,889,906	10%	\$126,580,300	8%	\$136,423,916	17%	\$158,950,200
June	\$83,871,000	-22%	\$65,751,300	-21%	\$56,820,400	17%	\$70,371,650	1%	\$69,830,150	86%	\$129,754,349	-13%	\$113,032,009	20%	\$136,189,679	27%	\$172,302,600	-27%	\$125,183,437
July	\$38,565,100	-8%	\$35,555,500	77%	\$65,197,855	9%	\$80,849,879	32%	\$95,597,625	23%	\$117,921,469	-11%	\$104,621,918	41%	\$147,927,102	2%	\$151,066,431	12%	\$168,936,483
August	\$79,753,200	-17%	\$65,898,700	4%	\$71,800,475	53%	\$108,430,700	-16%	\$95,422,383	49%	\$142,534,040	-2%	\$139,223,249	22%	\$170,248,375	38%	\$235,727,859	1%	\$239,126,600
September	\$78,228,400	2%	\$79,799,400	10%	\$90,330,100	21%	\$111,130,100	19%	\$147,078,700	13%	\$165,716,318	5%	\$174,179,706	-8%	\$159,591,700	1%	\$161,902,700	14%	\$183,940,073
October	\$79,749,200	-15%	\$73,125,800	54%	\$114,295,400	6%	\$114,722,935	6%	\$130,161,800	21%	\$156,891,050	-5%	\$149,691,558	43%	\$213,311,500	-14%	\$182,673,300	9%	\$199,109,927
November	\$60,172,900	-3%	\$61,748,100	14%	\$74,734,600	20%	\$89,196,800	16%	\$104,587,700	5%	\$109,915,500	68%	\$184,563,658	-18%	\$151,871,354	1%	\$153,815,804	10%	\$168,612,665
December	\$70,755,100	-13%	\$66,168,700	42%	\$88,152,000	-20%	\$75,615,706	14%	\$90,305,800	57%	\$141,435,873	-13%	\$122,880,919	25%	\$153,007,686	-6%	\$143,100,278	27%	\$181,553,368
YTD Comparison	\$698,439,815	0%	\$698,153,800	17%	\$814,995,890	19%	\$972,871,923	9%	\$1,057,301,019	30%	\$1,372,793,984	3%	\$1,408,666,800	18%	\$1,659,150,308	5%	\$1,748,701,037	9%	\$1,898,948,470
Full Year Cumulative Total	\$698,439,815	0%	\$698,153,800	17%	\$814,995,890	19%	\$972,871,923	9%	\$1,057,301,019	30%	\$1,372,793,984	3%	\$1,408,666,800	18%	\$1,659,150,308	5%	\$1,748,701,037	9%	\$1,898,948,470

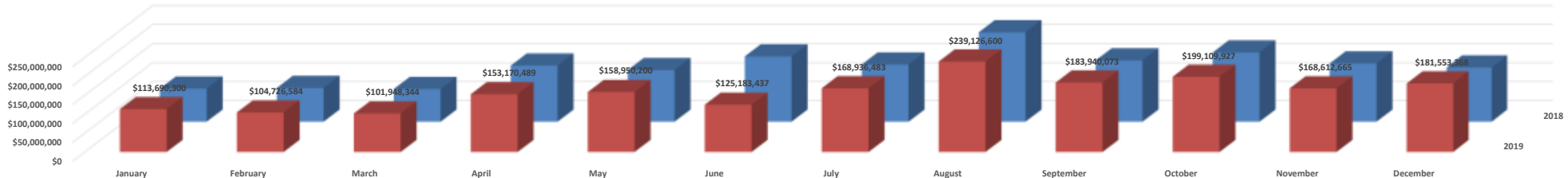
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Month to Month Comparison by Number of Transactions

Month	2010	% Change 10 to 11	2011	% Change 11 to 12	2012	% Change 12 to 13	2013	% Change 13 to 14	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
January	54	61%	90	10%	102	13%	116	-6%	107	19%	127	-2%	124	11%	138	6%	146	-5%	138
February	66	35%	90	-11%	81	16%	97	-10%	91	16%	106	19%	126	-8%	116	20%	139	-5%	132
March	86	19%	103	-21%	86	46%	128	1%	125	19%	149	-9%	136	31%	178	-21%	140	-4%	135
April	91	16%	106	7%	119	19%	136	-13%	124	23%	153	1%	155	22%	189	10%	207	-20%	166
May	94	14%	107	25%	145	18%	165	10%	181	13%	205	-4%	197	0%	197	-1%	196	13%	222
June	138	-25%	104	5%	124	28%	151	6%	155	69%	262	-16%	220	6%	234	6%	249	-28%	179
July	75	31%	98	29%	131	23%	163	26%	201	0%	202	6%	215	18%	253	-17%	211	3%	218
August	117	28%	150	6%	162	36%	221	-6%	214	25%	267	6%	282	-4%	272	17%	319	-18%	261
September	149	9%	162	-2%	164	54%	254	11%	286	5%	301	-1%	297	-16%	248	4%	259	-5%	245
October	154	5%	171	43%	240	5%	251	5%	265	7%	284	-7%	263	22%	322	-27%	236	21%	285
November	141	1%	152	8%	158	10%	197	19%	216	-5%	205	31%	268	-14%	230	-1%	227	2%	231
December	154	-9%	147	32%	188	-29%	138	32%	186	48%	276	-26%	203	13%	230	-23%	178	29%	230
YTD Comparison	1,319	12%	1,480	15%	1,700	19%	2,017	7%	2,151	18%	2,537	-2%	2,486	5%	2,607	-4%	2,507	-3%	2,442
Full Year Cumulative Total	1,319	12%	1,480	15%	1,700	19%	2,017	7%	2,151	18%	2,537	-2%	2,486	5%	2,607	-4%	2,507	-3%	2,442

Please note: The above figures do not include time share interests or Ref's and are an unofficial tabulation of Summit County records that are believed to be reasonably accurate.

Current Month to Month



Brooke Roberts
970-453-2255
broberts@ltgc.com

Dillon
Land Title
256 Dillon Ridge
Dillon, CO 80435
970.262.1883

Frisco
Land Title
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Residential Cost Analysis

Residential Improved Units - Price Point Summary

December 2019

Average Price:

\$836,145

	# Transactions	Gross Volume	Percentage Gross
<=200,000	4	\$607,000	0%
200,001 to 300,000	13	\$3,405,000	2%
300,001 to 400,000	24	\$8,754,800	5%
400,001 to 500,000	15	\$6,839,000	4%
500,001 to 600,000	29	\$15,981,700	10%
600,001 to 700,000	22	\$14,138,000	9%
700,001 to 800,000	13	\$9,852,200	6%
800,001 to 900,000	9	\$7,700,500	5%
900,001 to 1,000,000	11	\$10,576,000	7%
1,000,001 to 1,500,000	33	\$38,936,700	24%
1,500,001 to 2,000,000	11	\$19,143,900	12%
2,000,001 to 2,500,000	3	\$7,000,000	4%
2,500,001 to 3,000,000	2	\$5,550,000	3%
over \$ 3 Million	3	\$12,055,000	8%
Total:	192	\$160,539,800	100%

December 2019

New Construction	Number Trans.	Total Volume	Average Price
Single Family	15	\$18,248,400	\$1,216,560
Multi Family	10	\$5,726,000	\$572,600
Vacant Land	0	\$0	\$0
Resales	Number Trans.	Total Volume	Average Price
Single Family	68	\$85,567,200	\$1,258,341
Multi Family	99	\$50,998,200	\$515,133
Vacant Land	10	\$3,689,500	\$368,950
Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	83	\$103,815,600	\$1,250,790
Multi Family	109	\$56,724,200	\$520,406
Vacant Land	10	\$3,689,500	\$368,950
YTD: Dec. 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
Full Year: 2018	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
Full Year: 2017	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

Brooke Roberts
970-453-2255
broberts@ltgc.com

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



Historical Residential Cost Analysis

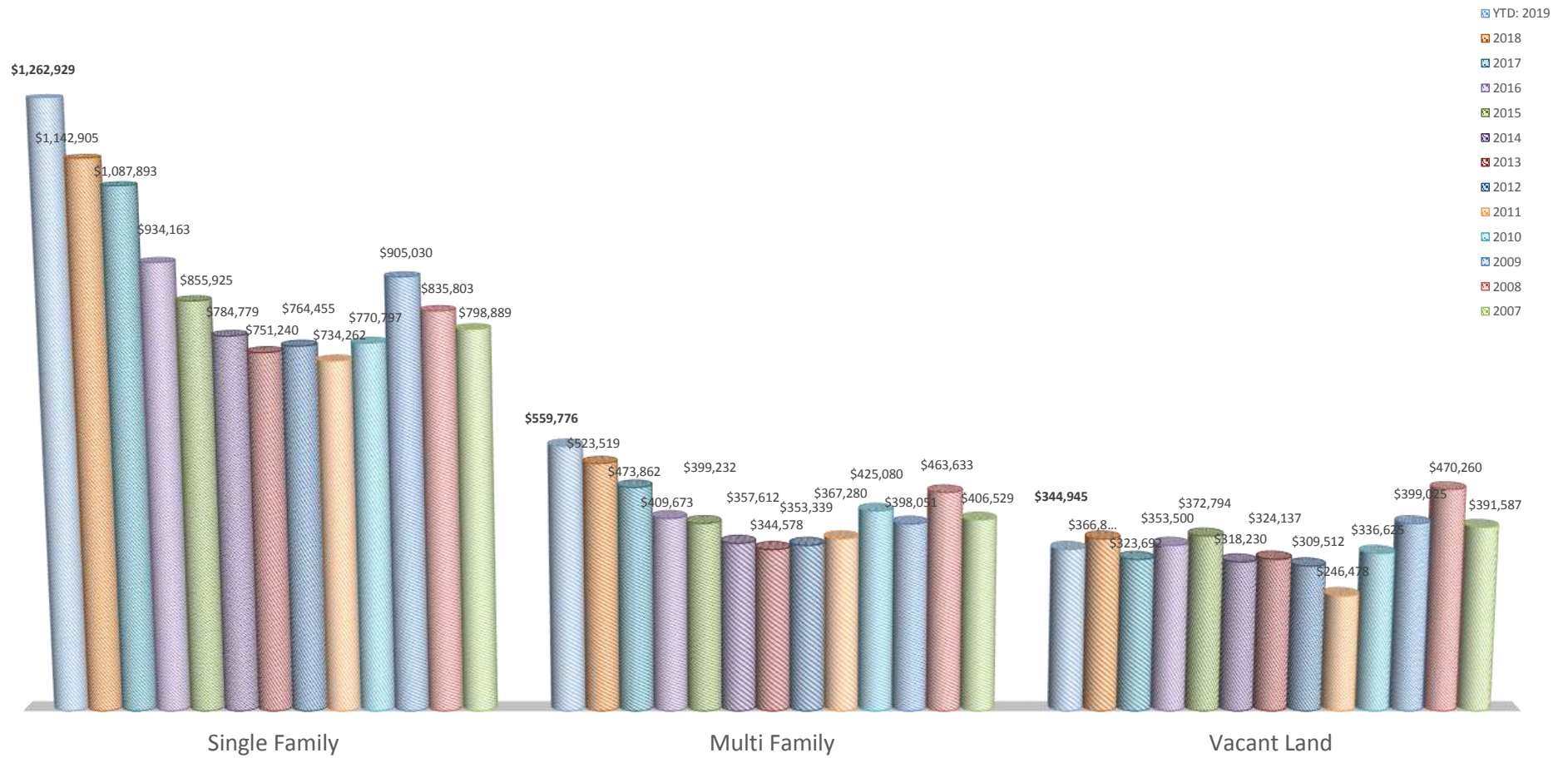
Historical Residential Improved Units - Price Point Summary

Full Year 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
Full Year 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
Full Year 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
Full Year 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
Full Year 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
Full Year 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
Full Year 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
Full Year 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
Full Year 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
Full Year 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

Brooke Roberts
970-453-2255
broberts@ltgc.com



Average Price History by Type: 2007 - YTD. 2019



Brooke Roberts
 970-453-2255
 broberts@ltgc.com



Comparative Historical Cost Analysis

YTD. 2019 Price Point Summary for Residential Volume - Average Price: \$820,957

	# Transactions	Gross Volume	Percentage Gross
<=200,000	20	\$3,210,100	0%
200,001 to 300,000	130	\$33,485,950	2%
300,001 to 400,000	253	\$90,514,228	6%
400,001 to 500,000	222	\$99,830,960	6%
500,001 to 600,000	263	\$145,178,000	9%
600,001 to 700,000	211	\$137,472,825	9%
700,001 to 800,000	150	\$112,960,400	7%
800,001 to 900,000	138	\$117,394,437	7%
900,001 to 1,000,000	92	\$87,967,917	6%
1,000,001 to 1,500,000	275	\$333,215,691	21%
1,500,001 to 2,000,000	100	\$170,617,599	11%
2,000,001 to 2,500,000	24	\$55,736,800	4%
2,500,001 to 3,000,000	18	\$49,777,600	3%
over \$ 3 Million	37	\$149,548,199	9%
Total:	1933	\$1,586,910,706	100%

YTD. 2018 Price Point Summary for Residential Volume - Average Price: \$752,139

	# Transactions	Gross Volume	Percentage Gross
<=200,000	47	\$7,789,023	1%
200,001 to 300,000	155	\$39,859,000	3%
300,001 to 400,000	307	\$109,726,789	7%
400,001 to 500,000	256	\$115,522,400	8%
500,001 to 600,000	247	\$135,908,665	9%
600,001 to 700,000	180	\$117,754,800	8%
700,001 to 800,000	177	\$133,107,214	9%
800,001 to 900,000	125	\$106,293,597	7%
900,001 to 1,000,000	119	\$113,000,988	8%
1,000,001 to 1,500,000	217	\$263,182,842	18%
1,500,001 to 2,000,000	86	\$147,745,860	10%
2,000,001 to 2,500,000	42	\$94,786,000	6%
2,500,001 to 3,000,000	19	\$52,629,300	4%
over \$ 3 Million	17	\$62,459,000	4%
Total:	1994	\$1,499,765,478	100%

YTD. 2017 Price Point Summary for Residential Volume - Average Price: \$686,314

	# Transactions	Gross Volume	Percentage Gross
<=200,000	107	\$18,111,300	1%
200,001 to 300,000	249	\$64,388,575	4%
300,001 to 400,000	358	\$125,724,287	8%
400,001 to 500,000	292	\$130,651,237	9%
500,001 to 600,000	226	\$124,212,017	8%
600,001 to 700,000	205	\$133,696,097	9%
700,001 to 800,000	175	\$131,966,260	9%
800,001 to 900,000	133	\$113,159,355	8%
900,001 to 1,000,000	98	\$93,621,079	6%
1,000,001 to 1,500,000	202	\$246,338,462	16%
1,500,001 to 2,000,000	69	\$118,655,900	8%
2,000,001 to 2,500,000	34	\$77,454,300	5%
2,500,001 to 3,000,000	22	\$61,018,900	4%
over \$ 3 Million	15	\$60,598,000	4%
Total:	2185	\$1,499,595,769	100%

Brooke Roberts
970-453-2255
broberts@ltgc.com

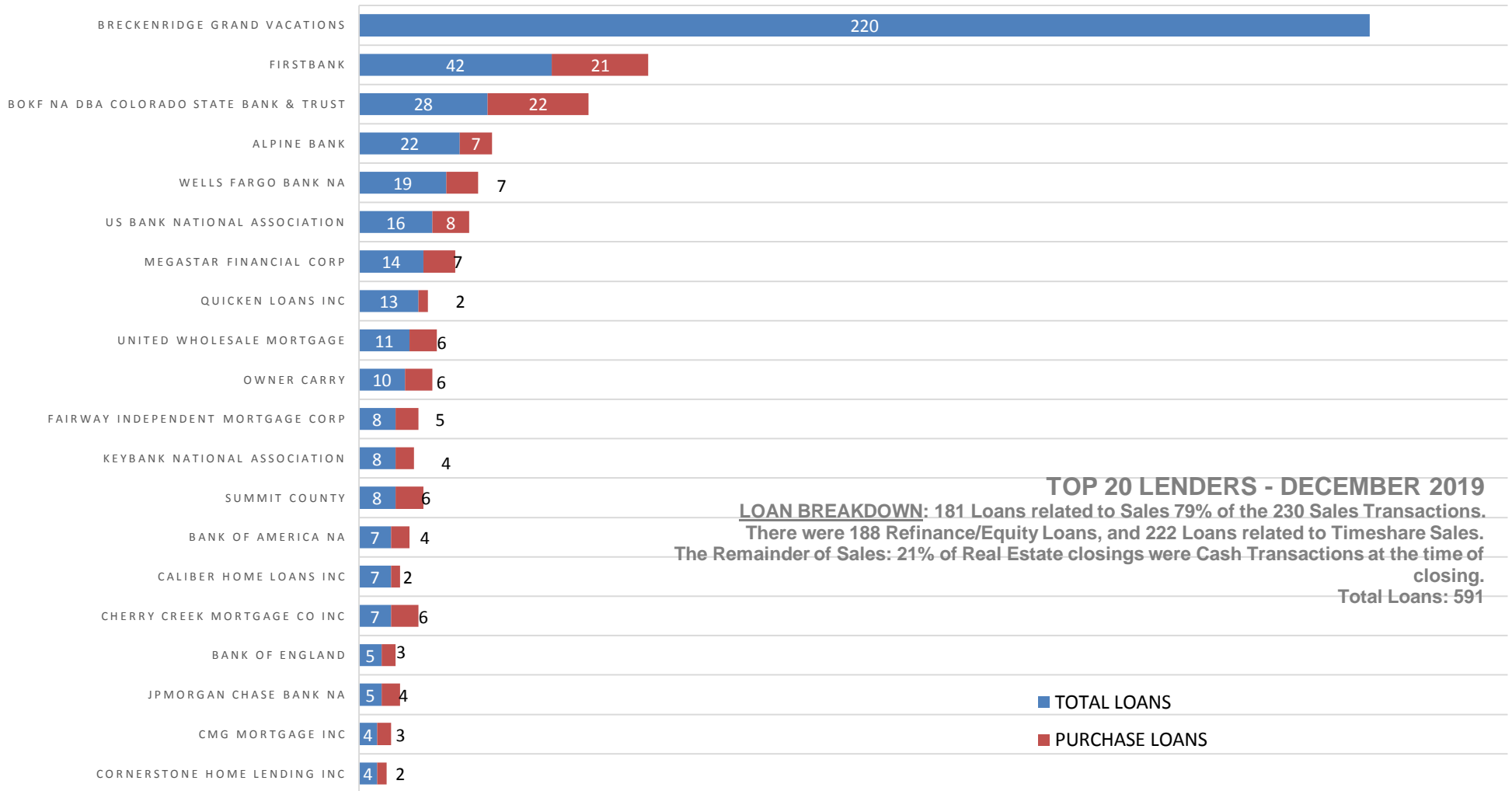
Frisco
Land Title
60 Main Street
Frisco, CO 80443
970.689.2205

Dillon
Land Title
256 Dillon Ridge
Dillon, CO 80435
970.262.1992

Breckenridge
Land Title
200 North Ridge
Street
Breckenridge, CO
80424
970.453.2055



Lender Analysis



TOP 20 LENDERS - DECEMBER 2019

LOAN BREAKDOWN: 181 Loans related to Sales 79% of the 230 Sales Transactions.
 There were 188 Refinance/Equity Loans, and 222 Loans related to Timeshare Sales.
 The Remainder of Sales: 21% of Real Estate closings were Cash Transactions at the time of closing.
 Total Loans: 591

■ TOTAL LOANS
 ■ PURCHASE LOANS

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Brooke Roberts
 970-453-2255
 broberts@ltgc.com



Market Highlights

December 2019

Top Priced Improved Residential Sale:

ACCOUNT	6508858
BEDROOM	5
BATH	8.00
YOC	2017
HEATED SQFT	4460
LANDSIZE	0.1604
RECEPTION	1214876
PRICE	\$ 5,200,000.00
AREA	BRECKEN
LEGAL	SNIDER ADDITION SUBD Lot 20 1/2 & PORTION LOT 23
PPSF	\$ 1,165.92
DATE	12/2/2019

Top Priced PSF Improved Residential Sale:

1100542
2
1.00
1922
784
0.2400
1217175
\$ 1,600,000.00
FRISCO
FRISCO, TOWN OF Lots 13-16, Block 5
\$ 2,040.82
12/31/2019

No Picture Available



Brooke Roberts
970-453-2255
broberts@ltgc.com

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Foreclosure Document Breakdown

December 2019	Total	Timeshare	Fee Simple	Unknown: No legal shown
#1 Notice Election & Demand: (NED)	0	0	0	0
#2 Certificate of Purchase: (CTP)	0	0	0	0
#3 Public Trustee's Deeds: (PTD)	0	0	0	0
Total Foreclosure Docs Filed:	0	0	0	0

Land Title Historical Foreclosure Summary

2009 Summary:		2010 Summary:	
NED:	300	NED:	367
Withdrawn NED'S	117	Withdrawn NED'S	162
Active NED's for 2009:	183	Active NED's for 2010:	205
Public Trustee's Deeds Issued:	86	Public Trustee's Deeds Issued:	148
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
YTD: 2019 Summary			
NED:	28		
Withdrawn NED'S	13		
Active NED's for 2017:	15		
Public Trustee's Deeds Issued:	14		
Summary Foreclosure Actions:			
Total Active NED's for Period: 1/1/2009 thru 12/31/2018		845	
Total PTD's Issued: 1/1/2009 thru 12/31/2018		843	
Unissued Public Trustee's Deeds Remaining:		2	

*data is obtained from the Summit County Treasurer's Office; it is deemed reliable but it is not guaranteed.



Summary of Foreclosure Actions

YTD: Dec. 2019

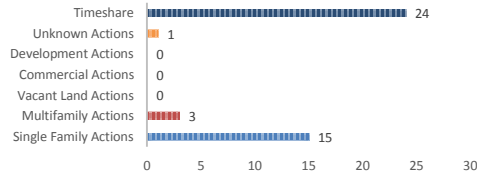
Property Foreclosure Summary:

Fee Simple Actions	18
Timeshare Actions	31
Unknown Actions	1

Property Type Breakdown:

Single Family Actions	15
Multifamily Actions	3
Vacant Land Actions	0
Commercial Actions	0
Development Actions	0
Unknown Actions	1
Timeshare	24

Foreclosure Document Summary: Property Type YTD: 2019



Foreclosure Document Summary by Category: YTD: 2019



Location Summary: ALL TYPES

Blue River	5
Breckenridge	35
Breckenridge Golf Course	0
Central Summit County	0
Copper Mountain	0
Corinthian Hill & Summerwo	0
Dillon, Town & Lake	2
Dillon Valley	0
Farmers Corner	0
Frisco	0
Heeney	0
Keystone	4
Montezuma	0
North Summit County Rural	0
Peak 7	2
Silverthorne	1
Summit Cove	0
Wilderness	0
Woodmoor	0

Location Summary: Fee Simple Only

Blue River	5
Breckenridge	4
Breckenridge Golf Course	0
Central Summit County	0
Copper Mountain	0
Corinthian Hill & Summerwo	0
Dillon, Town & Lake	2
Dillon Valley	0
Farmers Corner	0
Frisco	0
Heeney	0
Keystone	4
Montezuma	0
North Summit County Rural	0
Peak 7	2
Silverthorne	1
Summit Cove	0
Wilderness	0
Woodmoor	0

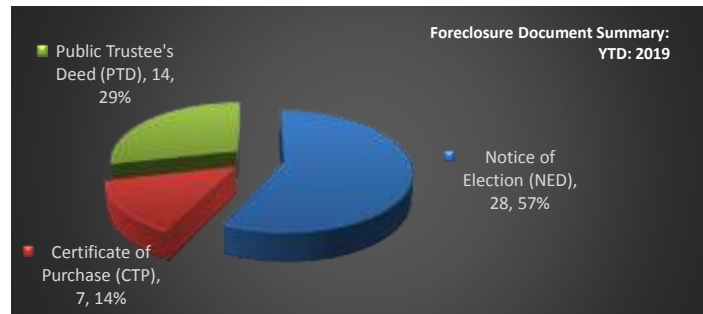
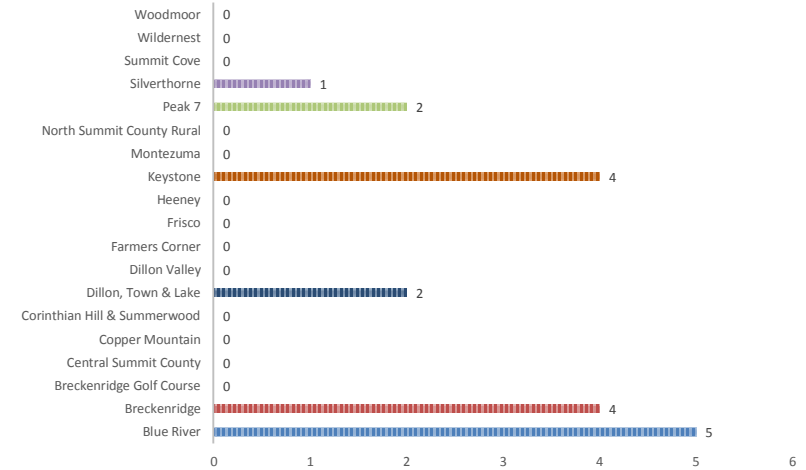
* Location Summaries do not include recordings with Unknown Legal Descriptions

Document Summary:

Notice of Election (NED)	28
Certificate of Purchase (CTP)	7
Public Trustee's Deed (PTD)	14

Brooke Roberts
970-453-2255
broberts@ltgc.com

Foreclosure Document Summary: Fee Simple Only - Location by Market Area YTD: 2019



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Top Lender Listing

LENDER	NUMBER LOANS	(PURCHASE LOANS)	PERCENTAGE TOTAL
BRECKENRIDGE GRAND VACATIONS	220		37.23%
FIRSTBANK	42	21	7.11%
BOF NA DBA COLORADO STATE BANK & TRUST	28	22	4.74%
ALPINE BANK	22	7	3.72%
WELLS FARGO BANK NA	19	7	3.21%
US BANK NATIONAL ASSOCIATION	16	8	2.71%
MEGASTAR FINANCIAL CORP	14	7	2.37%
QUICKEN LOANS INC	13	2	2.20%
UNITED WHOLESALE MORTGAGE	11	6	1.86%
OWNER CARRY	10	6	1.69%
FAIRWAY INDEPENDENT MORTGAGE CORP	8	5	1.35%
KEYBANK NATIONAL ASSOCIATION	8	4	1.35%
SUMMIT COUNTY	8	6	1.35%
BANK OF AMERICA NA	7	4	1.18%
CALIBER HOME LOANS INC	7	2	1.18%
CHERRY CREEK MORTGAGE CO INC	7	6	1.18%
BANK OF ENGLAND	5	3	0.85%
JPMORGAN CHASE BANK NA	5	4	0.85%
CMG MORTGAGE INC	4	3	0.68%
CORNERSTONE HOME LENDING INC	4	2	0.68%
NAVY FEDERAL CREDIT UNION	4	2	0.68%
PNC BANK NA	4	2	0.68%
BANK OF COLORADO	3		0.51%
BANK OF THE WEST	3	1	0.51%
BRECKENRIDGE TOWN OF	3	3	0.51%
FIRST WESTERN TRUST BANK	3	1	0.51%
LOANDEPOT.COM LLC	3	2	0.51%
MORGAN STANLEY PRIVATE BANK NATIONAL ASSOCIATION	3	1	0.51%
MOVEMENT MORTGAGE LLC	3	2	0.51%
SILVERTHORNE TOWN OF	3	3	0.51%
THIRD FEDERAL SAVINGS AND LOAN	3		0.51%
VECTRA BANK COLORADO	3	1	0.51%
AMERICAN FINANCING CORPORATION	2		0.34%
BETTER MORTGAGE CORPORATION	2		0.34%
BLUE BRICK FINANCIAL LLC	2		0.34%
FLAGSTAR BANK FSB	2	1	0.34%
GUARANTEED RATE INC	2	1	0.34%
HOME POINT FINANCIAL CORPORATION	2		0.34%
MOUNTAIN WEST FINANCIAL INC	2	1	0.34%
PRIMELENDING	2		0.34%
SUMMIT COMBINED HOUSING AUTHORITY	2		0.34%
ACADEMY MORTGAGE CORPORATION	1		0.17%
ALLIED MORTGAGE GROUP INC	1		0.17%
ALLY BANK CORP	1		0.17%
AMERICAN FINANCING CORPORATION	1		0.17%
AMERICAN INTERNET MORTGAGE INC	1		0.17%
AMERICAN LIBERTY MORTGAGE INC	1		0.17%
Amerifirst Financial, INC	1		0.17%
AMERISAVE MORTGAGE CORPORATION	1		0.17%
ANB BANK	1		0.17%
ARK-LA-TEX FINANCIAL SERVICES LLC	1	1	0.17%
BANCORPSOUTH BANK	1	1	0.17%
BANK OF BELLEVILLE	1		0.17%
BBVA USA	1	1	0.17%
BLUE RIVER LLC	1	1	0.17%
BYLINE BANK	1		0.17%
CANVAS CREDIT UNION	1	1	0.17%
CERTAINTY HOME LOANS LLC	1		0.17%
CFBANK	1		0.17%
CITIBANK NA	1	1	0.17%
CITIZENS BANK NA	1	1	0.17%
CITYWIDE BANKS	1		0.17%
COLORADO LENDING SOURCE LTD	1		0.17%
COMERICA BANK	1	1	0.17%
DIAMOND RESIDENTIAL MORTGAGE CORPORATION	1		0.17%
DSW MORTGAGE INC	1	1	0.17%
ELEVATIONS CREDIT UNION	1	1	0.17%
EVERETT FINANCIAL INC	1	1	0.17%
FARMERS STATE BANK OF CALHAN	1		0.17%
FINANCE OF AMERICA MORTGAGE LLC	1	1	0.17%
FINANCIAL RESOURCES FEDERAL CREDIT UNION	1		0.17%
FIRST OKLAHOMA MORTGAGE LLC	1	1	0.17%
FIRSTWESTERN TRUST BANK	1	1	0.17%
FOUNDATION ONE BANK	1	1	0.17%
FRANKLIN LOAN CENTER	1	1	0.17%
GRAND MOUNTAIN BANK FSB	1		0.17%
GREENBOX LOANS INC	1		0.17%
GUARANTEED RATE AFFINITY LLC	1	1	0.17%
GUARANTY HOME MORTGAGE CORPORATION	1		0.17%
GUILD MORTGAGE COMPANY	1		0.17%
GUILD MORTGAGE COMPANY	1	1	0.17%
HOME MORTGAGE ALLIANCE LLC	1		0.17%
INTEGRITY LIFE INSURANCE COMPANY	1		0.17%
JLB CORPORATION	1		0.17%
KDCX CAPITAL LLC	1	1	0.17%
MIDWEST HERITAGE BANK FSB	1	1	0.17%
NATIONS DIRECT MORTGAGE LLC	1	1	0.17%
NATIONSTAR MORTGAGE LLC	1		0.17%
NEWTEK SMALL BUSINESS FINANCE LLC	1		0.17%
NORTHPOINT BANK	1		0.17%
PARKSIDE LENDING LLC	1	1	0.17%
PARSONS FEDERAL CREDIT UNION	1		0.17%
PARTNER COLORADO CREDIT UNION	1	1	0.17%
PENNYMAC LOAN SERVICES LLC	1		0.17%
PLAZA HOME MORTGAGE INC	1	1	0.17%
PNC BANK NA	1	1	0.17%
PREMIER MEMBERS CREDIT UNION	1	1	0.17%
PRIMARY RESIDENTIAL MORTGAGE INC	1	1	0.17%
PRIMEWEST MORTGAGE CORPORATION	1		0.17%
PROVIDENT FUNDING ASSOCIATES LP	1		0.17%
ROUNDPOINT MORTGAGE SERVICING CORPORATION	1		0.17%
SECURITY NATIONAL MORTGAGE COMPANY	1		0.17%
STAR ONE CREDIT UNION	1		0.17%
TCF NATIONAL BANK	1	1	0.17%
THE MORTGAGE COMPANY	1	1	0.17%
THRIVENT FEDERAL CREDIT UNION	1		0.17%
TOWN OF BRECKENRIDGE	1	1	0.17%
UBS BANK USA	1		0.17%
UMB BANK NA	1		0.17%
UNIVERSAL LENDING CORPORATION	1		0.17%
UNKNOWN LENDER	1	1	0.17%
US MORTGAGES	1	1	0.17%
USAA FEDERAL SAVING BANK	1	1	0.17%
VERLUS BANK OF COMMERCE	1		0.17%
WELLS FARGO BANK NC	1	1	0.17%
WESTSTAR BANK	1	1	0.17%
WIDWEST EQUITY MORTGAGE LLC	1		0.17%
ZENITH HOME LOANS LLC	1		0.17%
TOTAL LOANS FOR DECEMBER 2019:	591	181	100.00%



Upper End Transaction Detail

December 2019

Upper End Purchaser Details

Brm	Bath	Year Built	Size	Price	Legal	PPSF	Date	Street Address	Origin of Buyer: City	Origin of Buyer: State
5	8.00	2017	4460	\$ 5,200,000.00	SNIDER ADDITION SUBD Lot 20 1/2 & Portion Lot 23	\$	1,165.92	12/2/2019	305 N FRENCH STREET	VICTORIA MN
		2015	7501	\$ 4,400,000.00	LAKEPOINT AT FRISCO SUBD Lot R3-1	\$	586.59	12/23/2019	984 NORTH TEN MILE DRIVE	EDGEWATER CO
4	6.00	2001	7045	\$ 3,570,000.00	SUNRISE POINT PUD Lot 16	\$	506.74	12/2/2019	161 SUNRISE POINT DRIVE	VERO BEACH FL
4	5.00	2008	5092	\$ 3,285,000.00	HIGHLANDS AT BRECK-HIGHLANDS PARK Lot 98	\$	645.13	12/5/2019	417 GOLD RUN ROAD	LOUISVILLE KY
4	5.00	1998	3659	\$ 2,800,000.00	PUSSYFOES SUBD Lot 1	\$	765.24	12/12/2019	208 S FRENCH ST	LANCASTER PA
4	5.00	1999	3965	\$ 2,750,000.00	WESTRIDGE CLUSTER HOMES Lot 20	\$	693.57	12/16/2019	91 WESTRIDGE ROAD	COPPELL TX
5	4.00	1997	3820	\$ 2,500,000.00	EAGLES VIEW SUBD Lot 4	\$	654.45	12/6/2019	523 WHITE CLOUD DRIVE	HOUSTON TX
4	5.00	2006	4600	\$ 2,450,000.00	HIGHLANDS AT BRECK-HIGHLANDS PARK Lot 85	\$	532.61	12/12/2019	142 LAKE EDGE DRIVE	MIAMI BEACH FL
		1880	2721	\$ 2,300,000.00	BARTLETT & SHOCK SUBD Lot 79	\$	845.28	12/4/2019	105 N MAIN STREET	BRECKENRIDGE CO
4	5.00	2018	2878	\$ 2,050,000.00	RIVERS EDGE Filing 2 Lot 12A	\$	712.30	12/23/2019	445 RIVER PARK DRIVE	CYPRESS TX
		1996	5006	\$ 2,000,000.00	CROSSROADS CONDO Unit 1	\$	399.52	12/19/2019	740 N SUMMIT BLVD	REDMOND WA
5	5.00	1994	3324	\$ 1,950,000.00	WEISSHORN SUBD Filing 1 Block 2 Lot 14	\$	586.64	12/19/2019	215 WELLINGTON ROAD	ERIE CO
4	6.00	2000	6651	\$ 1,900,000.00	HIGHLANDS AT BRECKENRIDGE Filing 5 Lot 137	\$	285.67	12/23/2019	8 FLETCHER COURT	ENGLEWOOD CO
5	5.00	1998	5848	\$ 1,875,000.00	HIGHLANDS AT BRECKENRIDGE Filing 2 Lot 62	\$	320.62	12/5/2019	40 ROUNDS ROAD	COLORADO SPRINGS CO
3	4.00	1998	3653	\$ 1,800,000.00	AMERICAN SUBD Block 1 Lot 3	\$	492.75	12/5/2019	5393 BARTON ROAD	TUCSON AZ
3	3.50	2019	2478	\$ 1,795,000.00	SHORES AT THE HIGHLANDS Filing 11 Lot 22A	\$	724.37	12/5/2019	119 SHORES LANE	COUNCIL BLUFFS IA
5	6.00	2001	6154	\$ 1,750,000.00	MC CONATY SUBD Lot 2	\$	284.37	12/31/2019	0630 CR 2407	LAKEWOOD CO
4	5.00	2018	2878	\$ 1,725,000.00	RIVERS EDGE Filing 2 Lot 7A	\$	595.37	12/11/2019	374 RIVER PARK DRIVE	KINGWOOD TX
4	4.00	2019	2870	\$ 1,618,800.00	WOODMOOR AT BRECKENRIDGE SUBD Lot 18-AR	\$	564.04	12/23/2019	1259 BALDY ROAD	BRECKENRIDGE CO
2	1.00	1922	784	\$ 1,600,000.00	FRISCO TOWN OF Lots 13-16 Block 5	\$	2,040.82	12/31/2019	120 N 4TH AVE	FRISCO CO
4	5.00	2005	3950	\$ 1,595,000.00	EAGLES NEST GOLF COURSE SUBD Filing 4 Lot 34	\$	403.80	12/31/2019	580 TWO CABINS DRIVE	BOULDER CO
5	6.00	2018	4115	\$ 1,535,100.00	WHISPERING PINES RANCH SUBD Filing 9 Lot 13 Block 15	\$	373.05	12/31/2019	104 TELLURIDE COURT	DILLON CO
3	5.00	1979	4456	\$ 1,500,000.00	KEYSTONE RANCH SUBD Lot 20	\$	336.62	12/26/2019	77 PAINT BRUSH LANE	WINDSOR CO
3	4.00	2017	2660	\$ 1,409,000.00	FAIRWAYS HOMES Lot 9A	\$	529.70	12/12/2019	284 GLEN EAGLE LOOP	ROCKLIN CA
4	4.00	1993	3466	\$ 1,400,000.00	SUMMIT ESTATES Filing 2 Lot 32	\$	403.92	12/31/2019	0168 VISTA VIEW PLACE	COLLEGE STATION TX
2	2.00	2013	3751	\$ 1,400,000.00	SHADOW CREEK RANCH SUBD Lot 6	\$	373.23	12/31/2019	511 LATIGO TRAIL	AVON CO
			25.9680 AC	\$ 1,350,000.00	M&B: Sec. 29 & 32 Twship 65 Range 77W	N/A		12/30/2019	69 SOUTHERN CROSS TRL	MINNEAPOLIS MN
4	5.00	2019	3119	\$ 1,344,500.00	SOUTH MARYLAND CREEK RANCH Filing 8 Lot 106	\$	431.07	12/5/2019	95 HART TRAIL	BROKEN ARROW OK
4	4.00	2007	3244	\$ 1,332,200.00	EAGLES NEST GOLF COURSE SUBD Filing 2 Lot 55	\$	410.67	12/31/2019	175 GAME TRAIL ROAD	TROPHY CLUB TX
3	4.00	2016	2703	\$ 1,310,000.00	SHORES AT THE HIGHLANDS Filing 7 Lot 12A	\$	484.65	12/6/2019	18 RED QUILL LANE	CUMMING GA
4	4.00	2002	3955	\$ 1,290,000.00	PEREGRINE RIDGE SUBD Lot 19	\$	326.17	12/9/2019	1801 STELLAR DRIVE	MC KINNEY TX
4	3.00	1989	2951	\$ 1,265,000.00	BROOKS HILL AMENDED SUBD Lot 13	\$	428.67	12/2/2019	1034 BOREAS PASS ROAD	DALLAS TX
5	4.00	1990	2988	\$ 1,240,000.00	SLOPE SUBD Lot 5	\$	414.99	12/4/2019	121 SLALOM DRIVE	DENVER CO
5	3.00	1993	2812	\$ 1,225,000.00	BRECKENRIDGE HEIGHTS SUBD Filing 3 Lot 4 Block 11	\$	435.63	12/4/2019	621 HIGH POINT DRIVE	LITTLETON CO
4	3.00	1976	2923	\$ 1,225,000.00	BRECKENRIDGE HEIGHTS SUBD Filing 1 Lot 1 Block 1	\$	419.09	12/12/2019	41 HIGH POINT	LITTLETON CO
3	4.00	1984	1718	\$ 1,210,000.00	CHATEAUX CONDOHOTEL Unit 302	\$	704.31	12/6/2019	405 VILLAGE RD	BOULDER CO
4	4.00	1998	2290	\$ 1,200,000.00	WARRIORS MARK SUBD Filing 4 Lot 4B	\$	524.02	12/31/2019	88 GOLD KING WAY	LIBERTYVILLE IL
3	4.00	2007	4114	\$ 1,200,000.00	39 DEGREES NORTH SUBD Filing 2 Lot 32	\$	291.69	12/18/2019	166 CR 628	LONE TREE CO
3	4.00	2007	2572	\$ 1,167,000.00	WELLINGTON 2 SUBD Filing 1 Block 5 Lot 33	\$	453.73	12/17/2019	95 BRIDGE STREET	BRECKENRIDGE CO
4	5.00	1995	3622	\$ 1,150,000.00	KEYSTONE WEST RANCH SUBD Phase 4 Lot 3513	\$	317.50	12/9/2019	0032 SPRUCE CIRCLE	MONUMENT CO
3	4.00	1973	1837	\$ 1,135,000.00	TYRA SUBD Filing 1 Lot 2 Block 2	\$	617.86	12/5/2019	915 FOUR O'CLOCK RD	DENVER CO
4	3.00	2006	4196	\$ 1,130,000.00	TIMBER CREEK ESTATES Filing 2 Lots 8B-B	\$	269.30	12/13/2019	390 WHISPERING PINES CIRCLE	GROSSE POINTE MI
3	2.00	1981	3449	\$ 1,125,000.00	LAKESHORE SUBD Lot 466	\$	326.18	12/17/2019	44 BURNTWOOD LANE	LITTLETON CO
4	4.00	2015	2905	\$ 1,124,000.00	CABINS AT ANGLER MTN RANCH Filing 3 Lot 5	\$	386.92	12/5/2019	245 STONEFLY DRIVE	BRECKENRIDGE CO
4	3.00	1996	2194	\$ 1,122,000.00	VILLAGE POINT TH AT BRECK Lot 29	\$	511.39	12/23/2019	306 VILLAGE POINT DRIVE	LITTLETON CO
4	3.00	1999	3062	\$ 1,100,000.00	RESERVE AT FRISCO Filing 4 Lot 6 Block 9	\$	359.24	12/4/2019	209 LARSON LANE	DENVER CO
5	4.00	1984	2824	\$ 1,076,000.00	CORINTHIAN HILL SUB AKA MADSON DUPLEX Lot 2A Block 3	\$	381.02	12/23/2019	373 ENSIGN DRIVE	DENVER CO
3	2.00	1969	2244	\$ 1,051,000.00	WARRIORS MARK SUBD Filing 2 Lot 1	\$	468.36	12/30/2019	557 BROKEN LANCE DRIVE	ANNADALE VA
4	3.00	1999	2085	\$ 1,049,700.00	RED HAWK TH CONDO Unit 2338	\$	503.45	12/5/2019	161 HAWK CIRCLE	DUNEDIN FL
3	3.00	2015	1663	\$ 1,035,000.00	HOMES AT MAGGIE POINT Filing 2 Lot 13	\$	622.37	12/27/2019	81 MAGGIE PLACR LOOP	WELLINGTON FL
3	4.00	2018	2106	\$ 1,032,200.00	SOUTH MARYLAND CREEK RANCH Filing 8 Lot 105	\$	490.12	12/2/2019	87 HART TRAIL	ANAMOSA IA
4	4.00	2018	2616	\$ 1,027,400.00	SOUTH MARYLAND CREEK RANCH Filing 8 Lot 100	\$	392.74	12/11/2019	22 HART TRAIL	HOUSTON TX
4	3.00	1979	2272	\$ 1,024,500.00	SUMMIT COVE SUBD Filing 1 Lot 8 Block 4	\$	456.92	12/4/2019	96 CLIMAX DRIVE	FRISCO CO
3	3.00	2017	2125	\$ 1,015,000.00	HAMILTON CREEK SUBD Filing 1 Lot 2 Block 4	\$	477.65	12/30/2019	61 LAKEVIEW CIRCLE	ENGLEWOOD CO
4	4.00	2019	2314	\$ 1,012,200.00	SOUTH MARYLAND CREEK RANCH Filing 8 Lot 98	\$	437.42	12/13/2019	19 E BARON WAY	DENVER CO
3	3.00	2006	3192	\$ 1,010,000.00	DEFIANCE MILLSITE MS#331-B	\$	316.42	12/27/2019	6512 MONTEZUMA ROAD	DENVER CO
3	3.00	1996	1419	\$ 1,000,000.00	MILL CREEK INN CONDO Unit 301	\$	704.72	12/3/2019	56 RIVER RUN ROAD	DILLON CO

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Brooke Roberts
978-433-2381
broberts@ltgc.com



Purchaser Titlement Abstract

December 2019

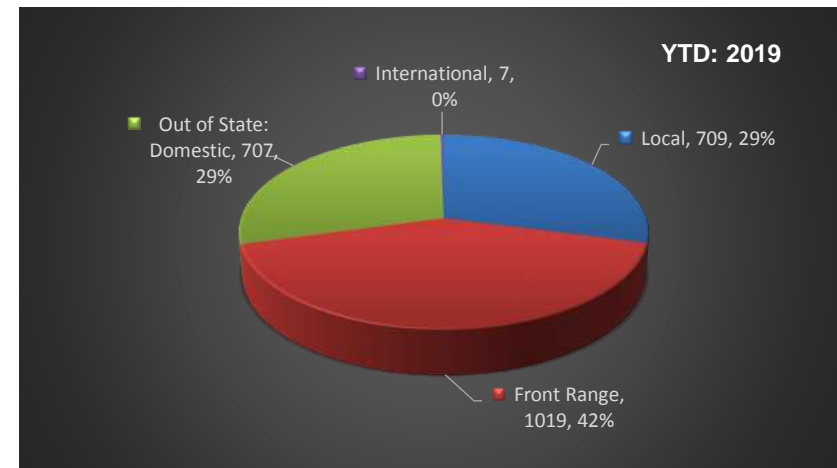
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Brooke Roberts
970-453-2255
broberts@ltgc.com

Origin of Buyer	# of Trans.	% Overall
Local	67	29%
Front Range	99	43%
Out of State: Domestic	63	27%
International	1	0%
Total Sales	230	100%

YTD: 2019

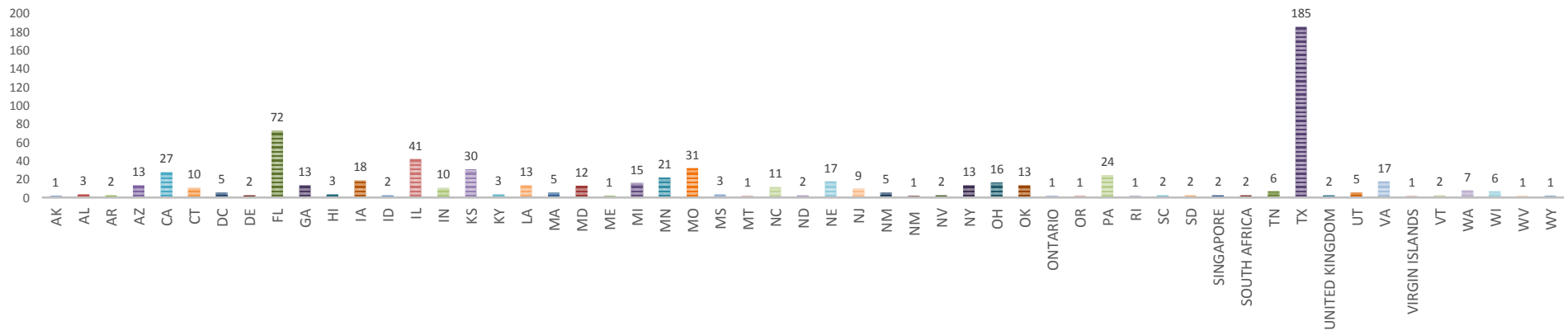
Origin of Buyer	# of Trans.	% Overall
Local	709	29%
Front Range	1019	42%
Out of State: Domestic	707	29%
International	7	0%
Total Sales	2442	100%



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Colorado Purchasers: 1,728

NON-COLORADO YTD: 2019





Purchaser Titlement Abstract History

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All Sales: 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%

All Sales: 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%

All Sales: 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%

All Sales: 2015

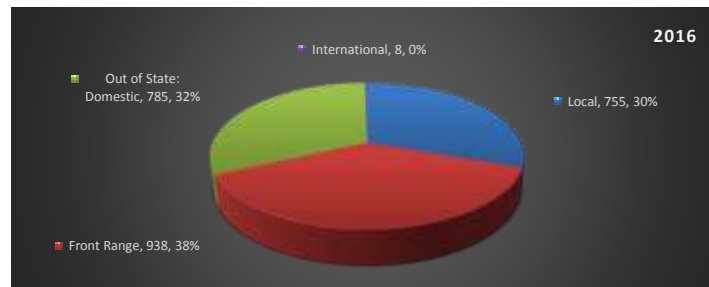
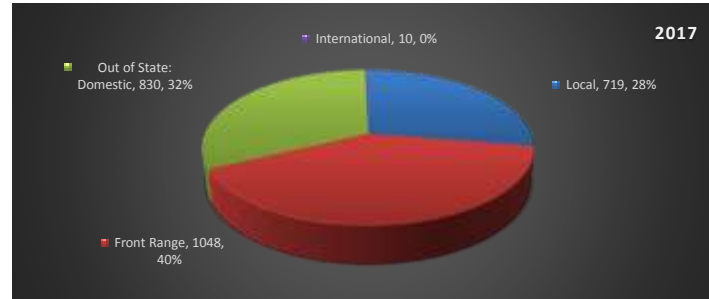
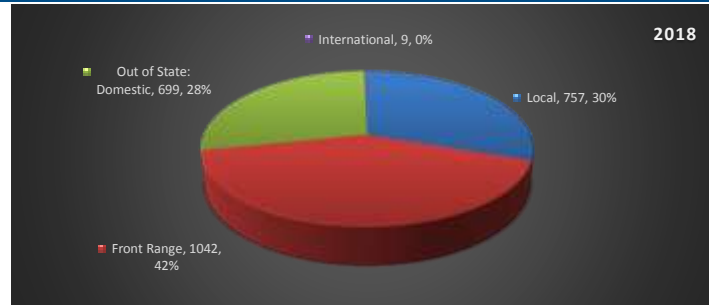
Origin of Buyer	# of Trans.	% Overall
Local	740	29%
Front Range	1020	40%
Out of State: Domestic	763	30%
International	14	1%
Total Sales	2537	100%

All Sales: 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%

All Sales: 2013

Origin of Buyer	# of Trans.	% Overall
Local	502	26%
Front Range	765	40%
Out of State: Domestic	624	33%
International	17	1%
Total Sales	1908	100%





New Development Summary

December 2019

Improved Residential New Unit Sales:

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	Address
4	5.00	2018	2878	\$ 2,050,000.00	RIVERS EDGE Filing 2 Lot 12A	SINGLEFAM	\$ 712.30	445 RIVER PARK DRIVE
3	3.50	2019	2478	\$ 1,795,000.00	SHORES AT THE HIGHLANDS Filing 11 Lot 22A	SINGLEFAM	\$ 724.37	119 SHORES LANE
4	5.00	2018	2878	\$ 1,725,000.00	RIVERS EDGE Filing 2 Lot 7A	SINGLEFAM	\$ 599.37	374 RIVER PARK DRIVE
3	4.00	2017	2660	\$ 1,409,000.00	FAIRWAYS HOMES Lot 9A	SINGLEFAM	\$ 529.70	284 GLEN EAGLE LOOP
4	5.00	2019	3119	\$ 1,344,500.00	SOUTH MARYLAND CREEK RANCH Filing 8 Lot 106	SINGLEFAM	\$ 431.07	95 HART TRAIL
3	4.00	2018	2106	\$ 1,032,200.00	SOUTH MARYLAND CREEK RANCH Filing 8 Lot 105	SINGLEFAM	\$ 490.12	87 HART TRAIL
4	4.00	2018	2616	\$ 1,027,400.00	SOUTH MARYLAND CREEK RANCH Filing 8 Lot 100	SINGLEFAM	\$ 392.74	22 HART TRAIL
2	2.00	2019	1083	\$ 627,000.00	BLUE RIVER FLATS CONDO Bldg 3 Unit 302	MULTIFAM	\$ 578.95	1080 BLUE RIVER PARKWAY
2	2.00	2017	999	\$ 610,000.00	BLUE RIVER FLATS CONDO Bldg 2 Unit 302	MULTIFAM	\$ 610.61	1070 BLUE RIVER PARKWAY
4	4.00	2019	2314	\$ 1,012,200.00	SOUTH MARYLAND CREEK RANCH Filing 8 Lot 98	SINGLEFAM	\$ 437.42	19 E BARON WAY
3	3.00	2019	2158	\$ 778,200.00	SILVER TROUT ESTATES Lot 21	SINGLEFAM	\$ 360.61	657 FLY LINE DRIVE
3	3.00	2019	1876	\$ 775,000.00	SILVER TROUT ESTATES Lot 19	SINGLEFAM	\$ 413.11	649 FLY LINE DRIVE
3	3.00	2019	1876	\$ 685,500.00	SILVER TROUT ESTATES Lot 20	SINGLEFAM	\$ 365.41	653 FLY LINE DRIVE
2	2.00	2017	999	\$ 600,000.00	BLUE RIVER FLATS CONDO Bldg 2 Unit 301	MULTIFAM	\$ 600.60	1070 BLUE RIVER PARKWAY
2	2.00	2019	1083	\$ 600,000.00	BLUE RIVER FLATS CONDO Bldg 3 Unit 201	MULTIFAM	\$ 554.02	1080 BLUE RIVER PARKWAY
2	2.00	2019	1083	\$ 600,000.00	BLUE RIVER FLATS CONDO Bldg 3 Unit 301	MULTIFAM	\$ 554.02	1080 BLUE RIVER PARKWAY
2	2.00	2019	1083	\$ 595,000.00	BLUE RIVER FLATS CONDO Bldg 3 Unit 202	MULTIFAM	\$ 549.40	1080 BLUE RIVER PARKWAY
2	2.00	2019	1105	\$ 520,000.00	BLUE RIVER FLATS CONDO Bldg 3 Unit 204	MULTIFAM	\$ 470.59	1080 BLUE RIVER PARKWAY
4	4.00	2019	2870	\$ 1,618,800.00	WOODMOOR AT BRECKENRIDGE SUBD Lots 18-AR	SINGLEFAM	\$ 564.04	1259 BALDY ROAD
5	6.00	2018	4115	\$ 1,535,100.00	WHISPERING PINES RANCH SUBD Filing 9 Block 15 Lot 13	SINGLEFAM	\$ 373.05	104 TELLURIDE COURT DILLON
3	3.00	2018	1876	\$ 775,000.00	SILVER TROUT ESTATES Lot 18	SINGLEFAM	\$ 413.11	643 FLY LINE DRIVE
3	3.00	2018	1876	\$ 685,500.00	SILVER TROUT ESTATES Lot 17	SINGLEFAM	\$ 365.41	639 FLYLINE DRIVE
2	2.00	2019	1105	\$ 540,000.00	BLUE RIVER FLATS CONDO Bldg 3 Unit 303	MULTIFAM	\$ 488.69	1080 BLUE RIVERS PARKWAY
2	2.00	2017	1018	\$ 530,000.00	BLUE RIVER FLATS CONDO Bldg 2 Unit 203	MULTIFAM	\$ 520.63	1070 BLUE RIVER PARKWAY
2	2.00	2019	1105	\$ 504,000.00	BLUE RIVER FLATS CONDO Bldg 3 Unit 304	MULTIFAM	\$ 456.11	1080 BLUE RIVER PARKWAY

Summary of Improved Residential New Unit Sales:

Average Price:	\$	958,976
Average PPSF:	\$	502.22
Median Price:	\$	775,000
# Transactions:		25
Gross Volume:	\$	23,974,400



Brooke Roberts
970-453-2255
broberts@ltgc.com

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