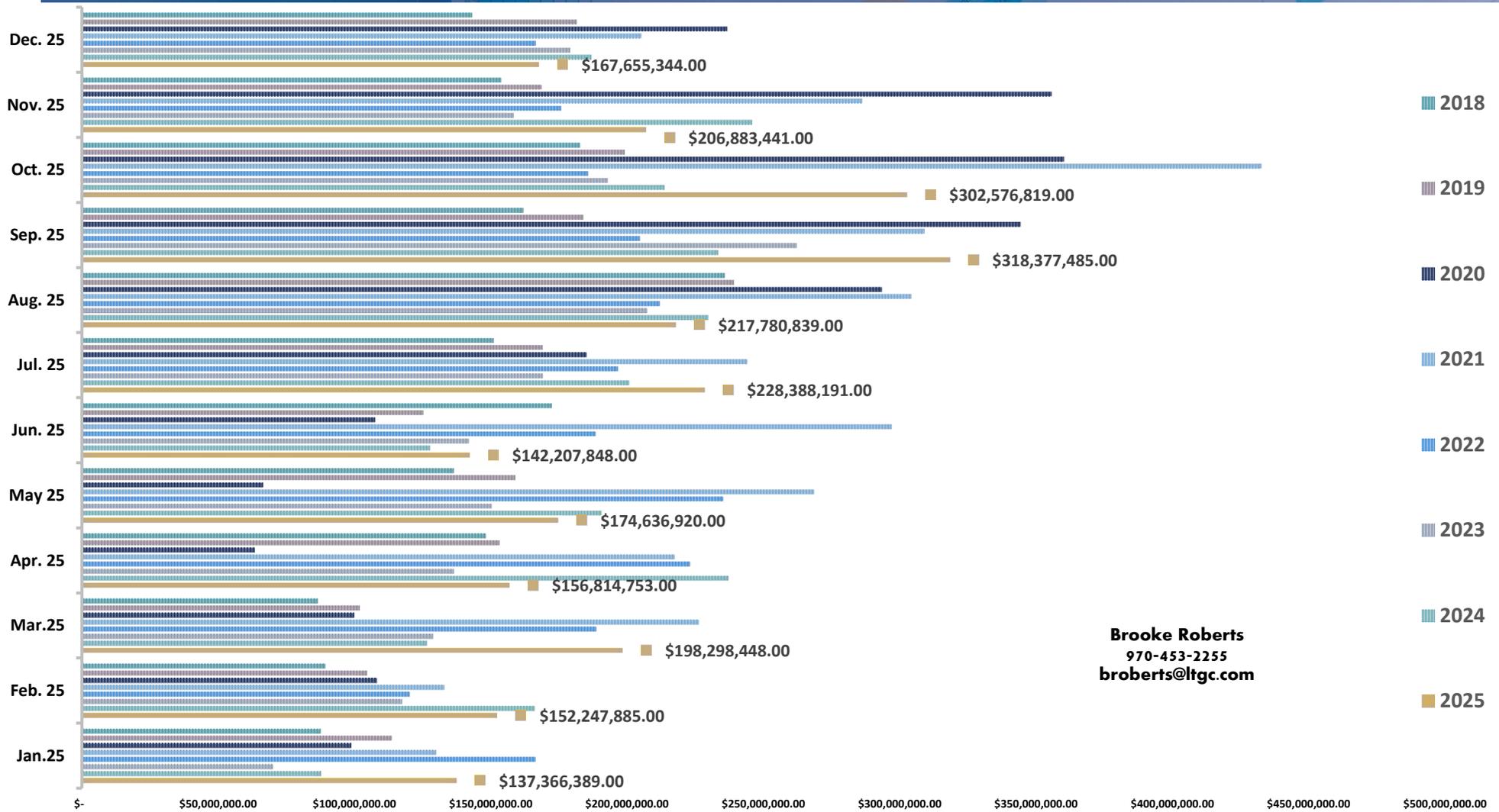




Summit County MARKET ANALYSIS



Brooke Roberts
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Market Analysis by Area

December 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	\$12,797,000	8%	9	7%	\$1,421,889	\$1,490,000	\$1,565,875	\$1,500,000	\$551
Breckenridge	\$30,267,510	18%	18	14%	\$1,681,528	\$788,015	\$1,491,719	\$788,015	\$988
Breckenridge Golf Course	\$13,063,000	8%	7	5%	\$1,866,143	\$1,350,000	\$2,270,600	\$2,700,000	\$617
Copper Mountain	\$3,005,000	2%	4	3%	\$751,250	\$655,000	\$996,667	\$810,000	\$921
Corinthian Hills & Summerwood	\$3,000,000	2%	1	1%	\$3,000,000	n/a	\$3,000,000	n/a	\$402
Dillon Town & Lake	\$2,655,000	2%	3	2%	\$885,000	\$1,025,000	\$885,000	\$1,025,000	\$861
Dillon Valley	\$337,634	0%	1	1%	\$337,634	n/a	\$337,634	n/a	\$554
Farmers Corner	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
Frisco	\$12,951,500	8%	13	10%	\$996,269	\$731,000	\$1,080,818	\$770,000	\$856
Heeney	\$1,062,500	1%	1	1%	\$1,062,500	n/a	\$1,062,500	n/a	\$816
Keystone	\$32,658,400	19%	27	21%	\$1,209,570	\$915,400	\$1,246,477	\$931,200	\$801
Montezuma	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
North Summit County (rural)	\$11,300,000	7%	5	4%	\$2,260,000	\$1,850,000	\$2,818,750	\$2,325,000	\$835
Peak 7	\$738,000	0%	1	1%	\$738,000	n/a	\$738,000	n/a	\$1,003
Silverthorne	\$34,128,700	20%	22	17%	\$1,551,305	\$1,095,000	\$1,748,539	\$1,320,000	\$678
Summit Cove	\$3,563,000	2%	3	2%	\$1,187,667	\$1,000,000	\$1,187,667	\$1,000,000	\$501
Wilderness	\$3,330,000	2%	5	4%	\$666,000	\$480,000	\$863,333	\$790,000	\$452
Woodmoor	\$0	0%	0	0%	\$0	n/a	n/a	n/a	\$0
(Deed Restricted Units)	\$2,712,100	2%	7	5%	\$387,443	\$356,000	\$387,443	\$356,000	\$408
Quit Claim Deeds	\$86,000	0%	2	2%	\$43,000	n/a	n/a	n/a	n/a
TOTAL	\$167,655,344	100%	129	100%	\$1,373,810	\$923,950	\$1,458,940	\$999,500	\$770

(New Improved Residential Sales)	\$31,730,750	19%	12	9%	\$2,644,229	\$1,526,250	\$2,644,229	\$1,526,250	\$1,092
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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

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	\$121,946,762	5%	90	5%	\$1,354,964	\$1,350,000	\$1,687,886	\$1,515,000	\$633
Breckenridge	\$628,869,945	26%	326	19%	\$1,929,049	\$1,252,500	\$1,837,487	\$1,275,000	\$1,073
Breckenridge Golf Course	\$195,456,000	8%	102	6%	\$1,916,235	\$1,398,500	\$2,750,508	\$2,712,500	\$813
Copper Mountain	\$73,023,812	3%	75	4%	\$973,651	\$810,000	\$1,165,166	\$962,500	\$1,010
Corinthian Hills & Summerwood	\$26,528,650	1%	12	1%	\$2,210,721	\$1,262,500	\$2,210,721	\$1,262,500	\$638
Dillon Town & Lake	\$48,163,850	2%	57	3%	\$844,980	\$800,000	\$844,704	\$800,000	\$771
Dillon Valley	\$27,606,434	1%	49	3%	\$563,397	\$440,000	\$576,754	\$460,000	\$574
Farmers Corner	\$11,907,500	0%	6	0%	\$1,984,583	\$1,312,500	\$1,626,875	\$1,112,500	\$724
Frisco	\$286,250,715	12%	184	10%	\$1,555,710	\$1,145,000	\$1,485,274	\$1,150,000	\$913
Heeney	\$2,347,500	0%	4	0%	\$586,875	\$517,500	\$861,250	n/a	\$752
Keystone	\$290,089,079	12%	230	13%	\$1,261,257	\$912,700	\$1,256,474	\$915,400	\$856
Montezuma	\$400,000	0%	1	0%	\$400,000	n/a	n/a	n/a	\$0
North Summit County (rural)	\$90,311,942	4%	40	2%	\$2,257,799	\$2,365,000	\$2,327,025	\$2,390,000	\$808
Peak 7	\$37,341,000	2%	23	1%	\$1,623,522	\$1,237,500	\$1,929,833	\$1,635,000	\$723
Silverthorne	\$301,005,181	13%	195	11%	\$1,543,616	\$1,140,000	\$1,537,014	\$1,172,500	\$731
Summit Cove	\$55,961,711	2%	49	3%	\$1,142,076	\$1,125,000	\$1,159,824	\$1,206,000	\$605
Wilderness	\$66,438,505	3%	97	6%	\$684,933	\$620,000	\$771,286	\$674,980	\$570
Woodmoor	\$43,750,100	2%	26	1%	\$1,682,696	\$1,412,000	\$1,794,095	\$1,800,000	\$668
Deed Restricted Units	\$92,767,749	4%	167	10%	\$555,496	\$500,610	\$555,496	\$500,610	\$475
Quit Claim Deeds	\$3,067,927	0%	20	1%	\$153,396	\$112,915	n/a	n/a	n/a
TOTAL	\$2,403,234,362	100%	1753	100%	\$1,473,435	\$1,045,000	\$1,512,356	\$1,100,000	\$837
(NEW UNIT SALES)	\$303,300,765	13%	153	9%	\$1,982,358	\$1,311,000	\$1,982,358	\$1,311,000	\$979

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Breckenridge, CO 80424
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Market Snapshot by Area

2024 versus 2025

Area	Average Price Single Family 2024	Average Price Single Family 2025	% Change	Average Price Multi-Family 2024	Average Price Multi-Family 2025	% Change	Average Price Vacant Land 2024	Average Price Vacant Land 2025	% Change
Blue River	\$1,800,800	\$1,725,771	-4%	\$782,500	\$418,750	-46%	\$361,862	\$260,049	-28%
Breckenridge	\$3,317,057	\$3,635,010	10%	\$1,215,172	\$1,096,799	-10%	\$951,900	\$3,542,946	272%
Breckenridge Golf Course	\$3,299,050	\$3,274,573	-1%	\$1,107,363	\$953,714	-14%	\$1,344,444	\$909,286	-32%
Copper Mountain	\$4,904,000	\$3,394,000	-31%	\$962,628	\$1,039,006	8%	\$2,000,000	\$1,465,000	-27%
Corinthian Hills/Summerwood	\$1,752,500	\$3,092,500	76%	\$1,152,500	\$976,230	-15%	--	--	--
Dillon Town & Lake	\$1,404,988	\$1,225,000	-13%	\$901,724	\$829,493	-8%	\$585,000	\$560,000	-4%
Dillon Valley	\$1,069,900	\$1,039,417	-3%	\$428,125	\$418,127	-2%	--	--	--
Farmers Corner	\$3,140,505	\$1,626,875	-48%	--	--	--	\$930,000	\$1,500,000	61%
Frisco	\$2,286,643	\$2,236,746	-2%	\$1,191,392	\$1,149,089	-4%	\$1,250,000	\$768,500	-39%
Heeneey	\$410,000	\$861,250	110%	--	--	--	\$142,000	\$312,500	120%
Keystone	\$2,369,124	\$2,749,320	16%	\$1,169,910	\$1,069,868	-9%	\$1,225,000	\$660,000	-46%
Montezuma	\$654,000	--	--	--	--	--	--	\$400,000	--
North Summit County (Rural)	\$3,076,625	\$2,327,025	-24%	--	--	--	\$336,433	\$942,500	180%
Peak 7	\$1,978,558	\$1,929,833	-2%	--	--	--	\$619,000	\$641,000	4%
Silverthorne	\$2,041,905	\$2,038,071	0%	\$1,082,788	\$988,800	-9%	\$657,667	\$637,143	-3%
Summit Cove	\$1,559,060	\$1,459,190	-6%	\$625,933	\$631,529	1%	\$712,500	\$675,000	-5%
Wilderness	\$1,202,246	\$1,412,214	17%	\$631,168	\$637,360	1%	--	\$477,000	--
Woodmoor	\$2,265,083	\$2,374,829	5%	\$676,667	\$852,500	26%	\$975,000	\$550,000	-44%
Gross Average:	\$2,388,692	\$2,388,559	0%	\$1,041,536	\$986,635	-5%	\$713,414	\$1,196,350	68%

Area	Median Price Single Family 2024	Median Price Single Family 2025	% Change	Median Price Multi-Family 2024	Median Price Multi-Family 2025	% Change	Median Price Vacant Land 2024	Median Price Vacant Land 2025	% Change
Blue River	\$1,425,000	\$1,525,000	7%	\$650,000	n/a	--	\$281,750	\$241,140	-14%
Breckenridge	\$2,700,000	\$2,600,000	-4%	\$1,020,000	\$968,250	-5%	\$573,200	\$3,387,500	491%
Breckenridge Golf Course	\$2,950,000	\$2,912,500	-1%	\$985,000	\$852,500	-13%	\$1,300,000	\$1,100,000	-15%
Copper Mountain	\$5,638,000	\$3,525,000	-37%	\$840,000	\$945,000	13%	n/a	n/a	--
Corinthian Hills/Summerwood	\$1,617,500	\$2,999,000	85%	\$1,077,500	\$792,000	-26%	n/a	n/a	--
Dillon Town & Lake	\$1,480,450	n/a	--	\$855,000	\$800,000	-6%	n/a	n/a	--
Dillon Valley	\$1,030,000	\$980,000	-5%	\$396,250	\$399,000	1%	n/a	n/a	--
Farmers Corner	\$2,940,000	\$1,112,500	-62%	n/a	n/a	--	n/a	n/a	--
Frisco	\$2,125,000	\$1,850,000	-13%	\$1,038,500	\$902,500	-13%	n/a	n/a	--
Heeneey	\$505,000	n/a	--	n/a	n/a	--	n/a	n/a	--
Keystone	\$1,950,000	\$2,375,000	22%	\$919,400	\$857,250	-7%	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	\$1,635,000	7%	n/a	n/a	--	\$675,000	\$642,500	-5%
Silverthorne	\$1,949,700	\$1,822,000	-7%	\$1,001,100	\$920,000	-8%	\$670,000	\$660,000	-1%
Summit Cove	\$1,495,000	\$1,463,731	-2%	\$608,750	\$685,000	13%	n/a	n/a	--
Wilderness	\$1,255,500	\$1,332,500	6%	\$579,000	\$625,000	8%	n/a	\$480,000	--
Woodmoor	\$2,250,000	\$2,062,500	-8%	\$711,000	\$790,000	11%	\$775,000	n/a	--
Gross Median:	\$1,986,750	\$1,900,000	-4%	\$875,000	\$838,750	-4%	\$592,500	\$550,000	-7%

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Historic Market Analysis Percentage Market Change: 2015 - 2025

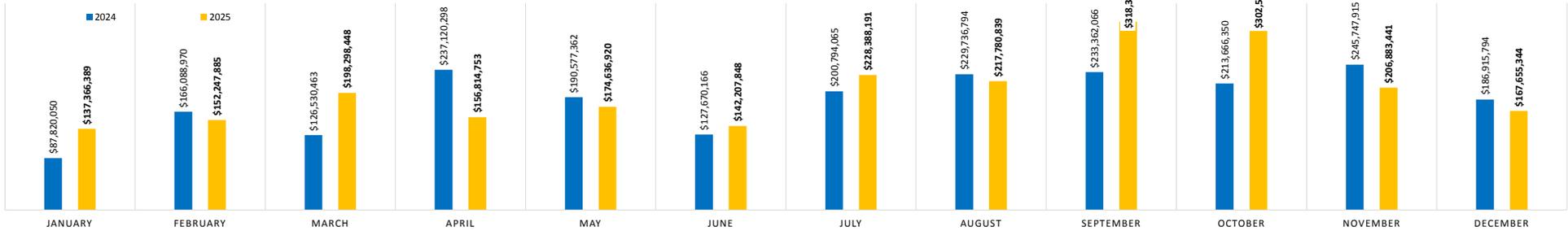
Month to Month Comparison: Gross Volume

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	-9%	\$152,247,585
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%	\$188,605,550	-32%	\$128,782,372	-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%	\$63,531,993	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%	\$66,469,300	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%	\$127,670,162	11%	\$142,207,848
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	14%	\$228,388,191
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	-5%	\$217,780,839
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	36%	\$318,377,485
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	42%	\$302,576,819
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	-16%	\$206,883,441
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	-10%	\$167,655,344
YTD Comparison	\$1,372,793,984	3%	\$1,408,666,800	18%	\$1,659,150,308	5%	\$1,748,701,037	9%	\$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	7%	\$2,403,234,362
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	7%	\$2,403,234,362

Month to Month Comparison: Numbe

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	17%	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	-1%	133	95%	260	-10%	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	-13%	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	25%	127
July	202	6%	215	18%	253	-17%	211	3%	218	6%	231	6%	246	-46%	132	11%	146	8%	158	12%	177
August	267	6%	282	-4%	272	17%	319	-18%	261	41%	368	-29%	262	-26%	194	-8%	179	-13%	156	4%	163
September	301	-1%	297	-16%	248	4%	259	-5%	245	57%	384	-28%	276	-35%	179	-2%	176	-11%	156	31%	205
October	284	-7%	263	22%	322	-27%	236	21%	285	55%	442	-26%	325	-49%	165	2%	168	9%	183	5%	192
November	205	31%	268	-14%	230	-1%	227	2%	231	71%	394	-40%	238	-44%	134	-10%	120	41%	169	-3%	164
December	276	-26%	203	13%	230	-23%	178	29%	230	23%	283	-35%	183	-34%	121	6%	128	2%	131	-2%	129
YTD Comparison	2,537	-2%	2,486	5%	2,607	-4%	2,507	-3%	2,442	15%	2,800	2%	2,868	-37%	1,794	-13%	1,566	4%	1,631	7%	1,753
Full Year Cumulative Total	2,537	-2%	2,486	5%	2,607	-4%	2,507	-4%	2,442	15%	2,800	2%	2,868	-37%	1,794	-13%	1,566	4%	1,631	7%	1,753

CURRENT MONTH TO MONTH



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970-453-

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Residential Cost Analysis

Residential Improved Units - Price Point Summary

December 2025

Average Price:			\$1,458,940
	# Transactions	Gross Volume	Percentage Gross
<=500,000	10	\$4,376,634	3%
500,001 to 750,000	19	\$12,374,230	8%
750,001 to 1,000,000	24	\$20,869,930	14%
1,000,001 to 2,000,000	30	\$42,599,950	28%
2,000,001 to 3,000,000	11	\$27,679,500	18%
3,000,001 to 4,000,000	6	\$20,498,000	14%
4,000,001 to 5,000,000	2	\$8,800,000	6%
5,000,001 to 6,000,000	1	\$5,050,000	3%
6,000,001 to 7,000,000	0	\$0	0%
7,000,001 to 8,000,000	0	\$0	0%
8,000,001 to 9,000,000	0	\$0	0%
9,000,001 to 10,000,000	1	\$9,481,500	6%
10,000,001 to 15,000,000	0	\$0	0%
over \$ 15 Million	0	\$0	0%
Total:	104	\$151,729,744	100%

December 2025

New Construction	Number Trans.	Total Volume	Average Price
Single Family	4	\$19,717,250	\$4,929,313
Multi Family	8	\$12,013,500	\$1,501,688
Vacant Land	0	\$0	\$0
Resales	Number Trans.	Total Volume	Average Price
Single Family	40	\$78,865,200	\$1,971,630
Multi Family	52	\$41,133,794	\$791,035
Vacant Land	10	\$11,140,000	\$1,114,000
Gross Residential Price Index	Number Trans.	Total Volume	Average Price
Single Family	44	\$98,582,450	\$2,240,510
Multi Family	60	\$53,147,294	\$885,788
Vacant Land	10	\$11,140,000	\$1,114,000
2025	Number Trans.	Total Volume	Average Price
Single Family	510	\$1,218,165,339	\$2,388,559
Multi Family	850	\$838,639,405	\$986,635
Vacant Land	66	\$78,959,130	\$1,196,350
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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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
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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

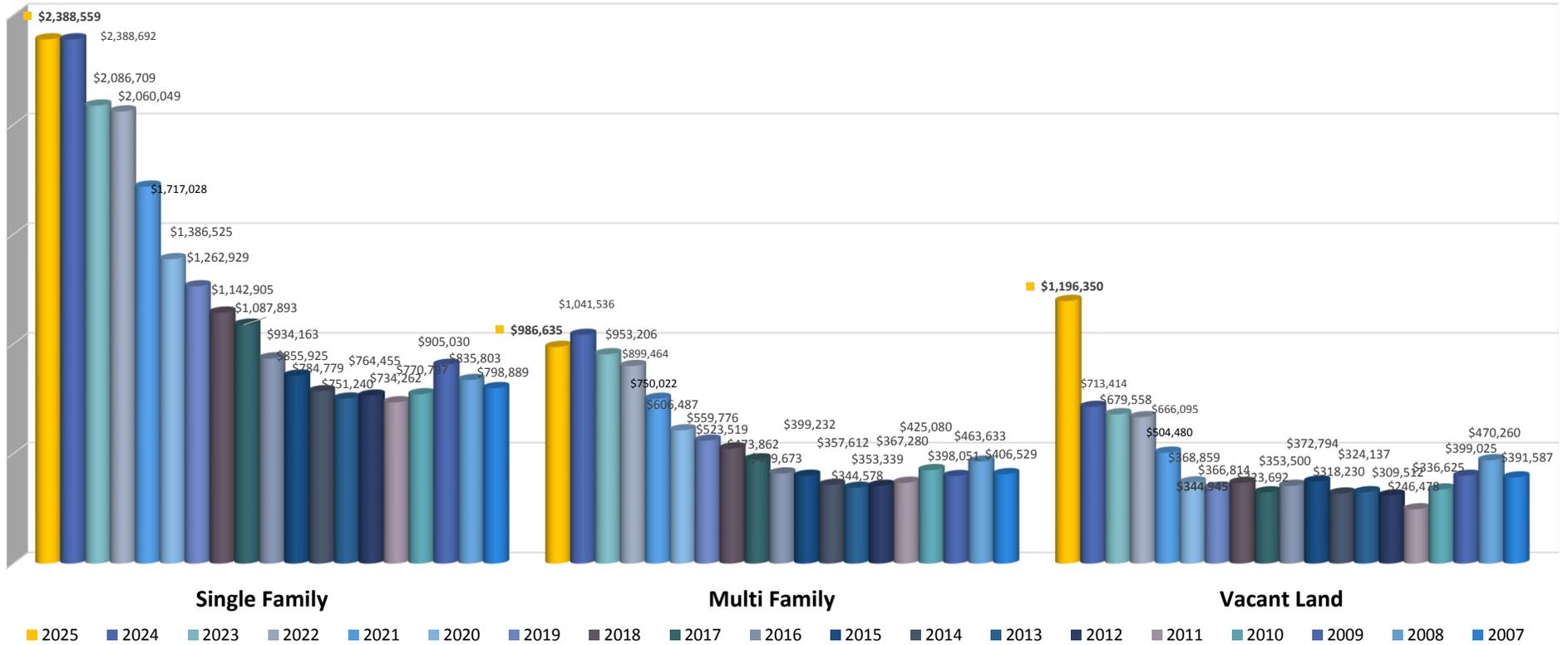
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Average Price History by Type: 2007 - 2025



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Comparative Historic Cost Analysis

YTD. 2025 Price Point Summary for Residential Volume - Average Price: \$1,512,356

	# Transactions	Gross Volume	Percentage Gross
<=500,000	110	\$44,034,134	2%
500,001 to 750,000	245	\$157,081,271	8%
750,001 to 1,000,000	250	\$218,811,435	11%
1,000,001 to 2,000,000	471	\$673,940,790	33%
2,000,001 to 3,000,000	172	\$429,740,164	21%
3,000,001 to 4,000,000	55	\$190,943,000	9%
4,000,001 to 5,000,000	19	\$86,916,500	4%
5,000,001 to 6,000,000	16	\$87,835,000	4%
6,000,001 to 7,000,000	12	\$77,935,950	4%
7,000,001 to 8,000,000	4	\$28,715,000	1%
8,000,001 to 9,000,000	2	\$17,570,000	1%
9,000,001 to 10,000,000	3	\$28,431,500	1%
10,000,001 to 15,000,000	1	\$14,850,000	1%
over \$15 Million	0	\$0	0%
Total:	1360	\$2,056,804,744	100%

YTD. 2024 Price Point Summary for Residential Volume - Average Price: \$1,508,635

	# Transactions	Gross Volume	Percentage Gross
<=500,000	81	\$32,440,955	2%
500,001 to 750,000	238	\$148,941,266	8%
750,001 to 1,000,000	242	\$212,000,794	11%
1,000,001 to 2,000,000	439	\$613,345,784	32%
2,000,001 to 3,000,000	152	\$378,978,880	20%
3,000,001 to 4,000,000	64	\$222,646,749	12%
4,000,001 to 5,000,000	31	\$136,659,697	7%
5,000,001 to 6,000,000	7	\$39,549,500	2%
6,000,001 to 7,000,000	6	\$38,874,413	2%
7,000,001 to 8,000,000	2	\$15,550,000	1%
8,000,001 to 9,000,000	5	\$43,570,000	2%
9,000,001 to 10,000,000	0	\$0	0%
10,000,001 to 15,000,000	1	\$10,900,000	1%
over \$15 Million	1	\$21,000,000	1%
Total:	1269	\$1,914,458,038	100%

YTD. 2023 Price Point Summary for Residential Volume - Average Price: \$1,356,190

	# Transactions	Gross Volume	Percentage Gross
<=500,000	88	\$36,209,615	2%
500,001 to 750,000	253	\$158,450,017	10%
750,001 to 1,000,000	233	\$207,249,526	13%
1,000,001 to 2,000,000	440	\$620,857,966	38%
2,000,001 to 3,000,000	141	\$350,481,581	21%
3,000,001 to 4,000,000	37	\$126,303,715	8%
4,000,001 to 5,000,000	11	\$50,099,100	3%
5,000,001 to 6,000,000	13	\$73,020,000	4%
6,000,001 to 7,000,000	3	\$19,880,000	1%
7,000,001 to 8,000,000	0	\$0	0%
8,000,001 to 9,000,000	0	\$0	0%
9,000,001 to 10,000,000	0	\$0	0%
10,000,001 to 15,000,000	1	\$12,000,000	1%
over \$15 Million	0	\$0	0%
Total:	1220	\$1,654,551,520	100%

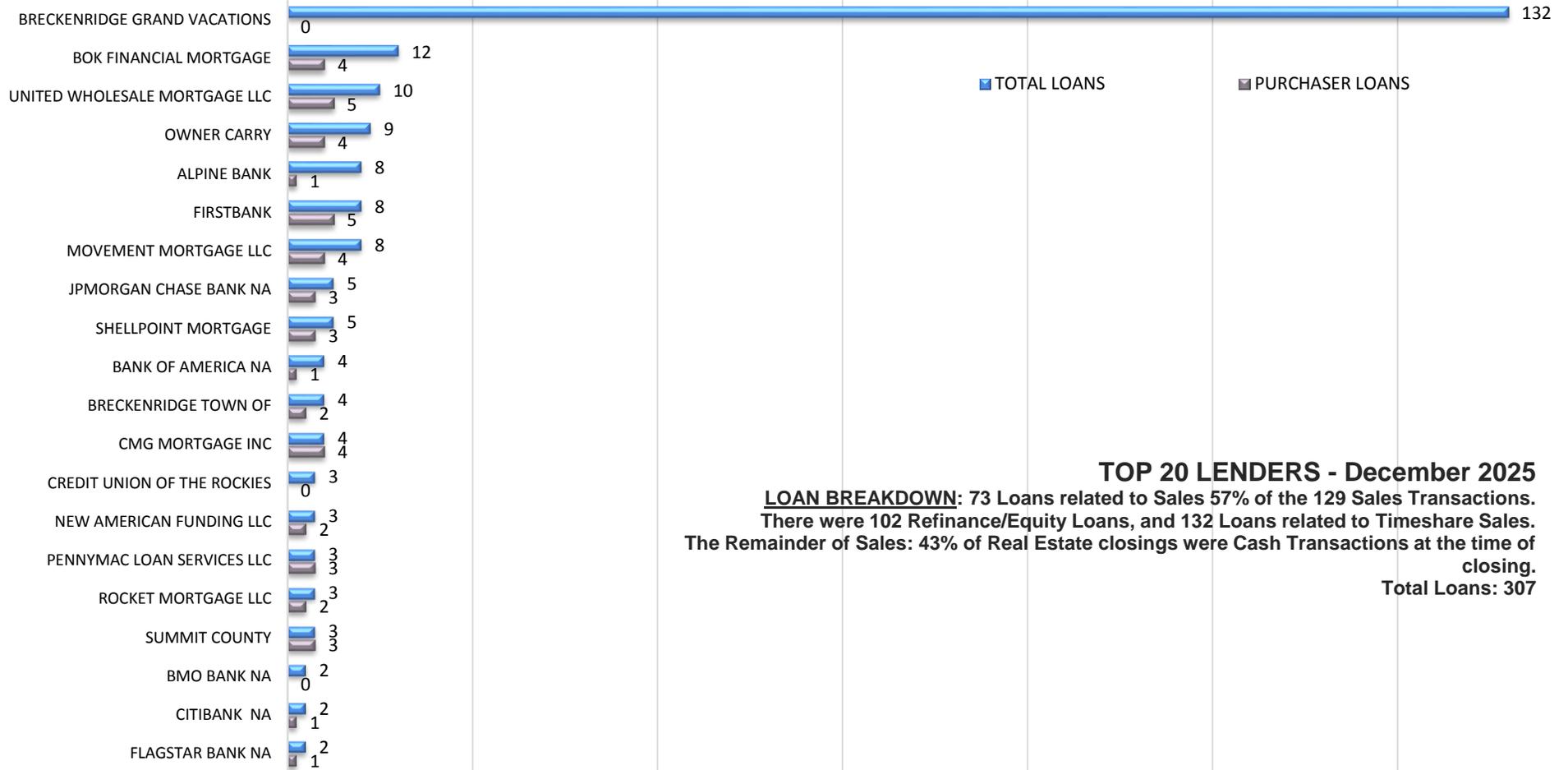
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Lender Analysis



TOP 20 LENDERS - December 2025
LOAN BREAKDOWN: 73 Loans related to Sales 57% of the 129 Sales Transactions.
 There were 102 Refinance/Equity Loans, and 132 Loans related to Timeshare Sales.
 The Remainder of Sales: 43% of Real Estate closings were Cash Transactions at the time of closing.
Total Loans: 307

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Market Highlights

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December 2025

Top Priced Improved Residential Sale:

ACCOUNT		301434
BEDROOM		5
BATH		8.00
YOC		2021
HEATED SQFT		7347
LANDSIZE		0.7800
RECEPTION		1366124
PRICE	\$	9,481,500.00
AREA	BRECKEN	
LEGAL	WEISSHORN SUBD Filing 1 Block 7 Lot 1	
PPSF	\$	1,290.53
DATE		12/16/2025

Top Priced PSF Improved Residential Sale:

		303780
		0
		1.00
		1984
		394
		1366267
	\$	766,030.00
		BRECKEN
		LIFTSIDE CONDO Unit 415
	\$	1,944.24
		12/17/2025





Foreclosure Document Breakdown

December 2025	Total	Timeshare	Fee Simple	Unknown: No legal shown
#1 Notice Election & Demand: (NED)	3	0	3	0
#2 Certificate of Purchase: (CTP)	0	0	0	0
#3 Public Trustee's Deeds: (PTD)	13	13	0	0
Total Foreclosure Docs Filed:	16	13	3	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:	41
Withdrawn NED'S	5	Withdrawn NED'S	15
Active NED's for 2023:	42	Active NED's for 2024:	26

Public Trustee's Deeds Issued: 20		Public Trustee's Deeds Issued: 26	
2025 Summary:			
NED:	41		
Withdrawn NED'S	4		
Active NED's for 2025:	37		

Public Trustee's Deeds Issued: 26			
Summary Foreclosure Actions:			
Total Active NED's for Period: 1/1/2009 thru 12/31/2025		1,039	
Total PTD's Issued: 1/1/2009 thru 12/31/2025		1,000	
Unissued Public Trustee's Deeds Remaining:		39	

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Summary of Foreclosure Actions

2025

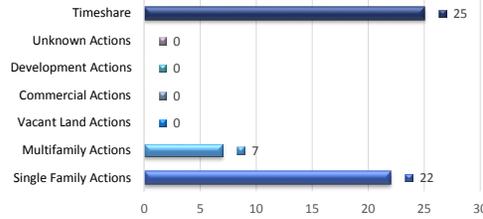
Property Foreclosure Summary:

Fee Simple Actions	29
Timeshare Actions	38
Unknown Actions	0

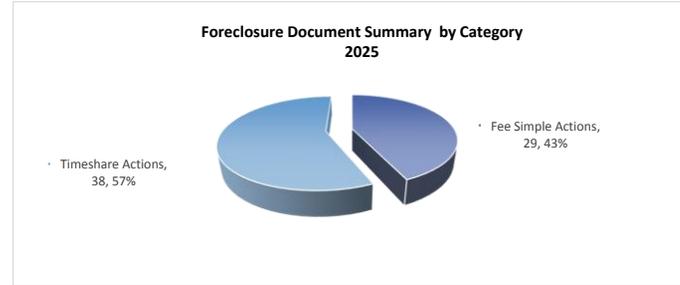
Property Type Breakdown:

Single Family Actions	22
Multifamily Actions	7
Vacant Land Actions	0
Commercial Actions	0
Development Actions	0
Unknown Actions	0
Timeshare	25

Foreclosure Document Summary: Property Type 2025



Foreclosure Document Summary by Category 2025



Location Summary: ALL TYPES

Blue River	4
Breckenridge	26
Breckenridge Golf Course	2
Central Summit County	0
Copper Mountain	0
Corinthian Hill & Summerwood	1
Dillon, Town & Lake	1
Dillon Valley	2
Farmers Corner	1
Frisco	2
Heeney	0
Keystone	2
Montezuma	0
North Summit County Rural	0
Peak 7	0
Silverthorne	6
Summit Cove	2
Wilderness	1
Woodmoor	1

Location Summary: Fee Simple Only

Blue River	4
Breckenridge	4
Breckenridge Golf Course	2
Central Summit County	0
Copper Mountain	0
Corinthian Hill & Summerwood	1
Dillon, Town & Lake	1
Dillon Valley	2
Farmers Corner	1
Frisco	2
Heeney	0
Keystone	2
Montezuma	0
North Summit County Rural	0
Peak 7	0
Silverthorne	6
Summit Cove	2
Wilderness	1
Woodmoor	1

* Location Summaries do not include recordings with Unknown Legal Descriptions

Document Summary:

Notice of Election (NED)	41
Certificate of Purchase (CTP)	0
Public Trustee's Deed (PTD)	26

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



Foreclosure Document Summary: 2025



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Top Lender Listing

LENDER	NUMBER LOANS	(PURCHASE LOANS)	PERCENTAGE TOTAL
BRECKENRIDGE GRAND VACATIONS	132		43.00%
BOK FINANCIAL MORTGAGE	12	4	3.91%
UNITED WHOLESAL MORTGAGE LLC	10	5	3.26%
OWNER CARRY	9	4	2.93%
ALPINE BANK	8	1	2.61%
FIRSTBANK	8	5	2.61%
MOVEMENT MORTGAGE LLC	8	4	2.61%
JPMORGAN CHASE BANK NA	5	3	1.63%
SHELLPOINT MORTGAGE	5	3	1.63%
BANK OF AMERICA NA	4	1	1.30%
BRECKENRIDGE TOWN OF	4	2	1.30%
CMG MORTGAGE INC	4	4	1.30%
CREDIT UNION OF THE ROCKIES	3		0.98%
NEW AMERICAN FUNDING LLC	3	2	0.98%
PENNYMAC LOAN SERVICES LLC	3	3	0.98%
ROCKET MORTGAGE LLC	3	2	0.98%
SUMMIT COUNTY	3	3	0.98%
BMO BANK NA	2		0.65%
CITIBANK NA	2	1	0.65%
FLAGSTAR BANK NA	2	1	0.65%
HOMETOWN EQUITY MORTGAGE LLC	2		0.65%
LOANDEPOT.COM LLC	2		0.65%
MEGASTAR FINANCIAL CORP	2	2	0.65%
MORGAN STANLEY PRIVATE BANK NATIONAL ASSOCIATION	2	1	0.65%
PNC BANK NA	2		0.65%
SILVERTHORNE TOWN OF	2		0.65%
THE LOAN STORE INC	2	1	0.65%
THREE POINT MORTGAGE	2		0.65%
UBS BANK USA	2	1	0.65%
UNION BANK AND TRUST COMPANY	2	1	0.65%
US BANK NATIONAL ASSOCIATION	2	1	0.65%
VECTRA BANK COLORADO	2		0.65%
A & D MORTGAGE LLC	1	1	0.33%
AIR ACADEMY FEDERAL CREDIT UNION	1	1	0.33%
AMERICAN FINANCIAL RESOURCES LLC	1	1	0.33%
AMERICAN INTERNET MORTGAGE INC	1		0.33%
ARKLATEX FINANCIAL SERVICES LLC	1	1	0.33%
AXOS BANK	1	1	0.33%
BLUE FEDERAL CREDIT UNION	1		0.33%
BRADESCO BANK	1		0.33%
BUSEY BANK	1		0.33%
CAKE MORTGAGE CORP	1	1	0.33%
CARROLLTON BANK	1		0.33%
CLIMB CU	1		0.33%
COLORADO HOUSING AND FINANCE AUTHORITY	1	1	0.33%
CREDIT UNION OF DENVER	1		0.33%
ELEVATIONS CREDIT UNION	1	1	0.33%
ENT CREDIT UNION	1		0.33%
EQUITY TRUST COMPANY CUSTODIAN	1		0.33%
FIGURE LENDING LLC	1		0.33%
FILO MORTGAGE LLC	1		0.33%
FLAT BRANCH MORTGAGE INC	1	1	0.33%
GUARANTEED RATE INC	1		0.33%
HOMEBRIDGE FINANCIAL SERVICES INC	1		0.33%
KEYSTONE MORTGAGE SOLUTIONS LLC	1	1	0.33%
LENSURE MORTGAGE CORP	1	1	0.33%
LOANPEOPLE LLC	1		0.33%
MEGA CAPITAL FUNDING INC	1		0.33%
MIDFIRST BANK	1		0.33%
MORGAN STANLEY PRIVATE BANK NA	1		0.33%
MOUNTAIN WEST SMALL BUSINESS FINANCE	1		0.33%
MUTUAL OF OMAHA MORTGAGE INC	1		0.33%
NARROW GATE HOLDINGS LLC	1		0.33%
NAVY FEDERAL CREDIT UNION	1	1	0.33%
NBKC BANK	1		0.33%
NORTH VALLEY BANK	1		0.33%
NORTHPOINTE BANK	1		0.33%
NOVA FINANCIAL & INVESTMENT CORPORATION	1		0.33%
OAKTREE FUNDING CORPORATION	1	1	0.33%
OPTIMUM FIRST INC	1		0.33%
OWNER CARRU	1		0.33%
PARAMOUNT RESIDENTIAL MORTGAGE GROUP INC	1	1	0.33%
PLANET HOME LENDING LLC	1		0.33%
PNC BANK NATIONAL ASSOCIATION	1		0.33%
RED ROCKS CREDIT UNION	1		0.33%
RMWC BORN MOUNTAIN CLUB LLC	1		0.33%
SCONSET RESOURCES CORPORATION	1		0.33%
SOFI BANK NATIONAL ASSOCIATION	1	1	0.33%
SUNFLOWER BANK NA	1	1	0.33%
SWBC MORTGAGE CORPORATION	1	1	0.33%
TEXANA BANK NA	1		0.33%
WEALTHFRONT HOME LENDING SERVICES	1		0.33%
WELLS FARGO BANK NA	1		0.33%
WINTRUST MORTGAGE	1	1	0.33%
XPRT HOME LENDING INC	1		0.33%
TOTAL LOANS FOR DECEMBER 2025:	307	73	100.00%

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Upper End Transaction Detail

December 2025

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	2021	7347	\$ 9,481,500.00	WEISSHORN SUBD Filing 1 Block 7 Lot 1	\$ 1,290.53	12/16/2025	132 NORTH GOLD FLAKE TERRACE	MIRAMAR BEACH	FL
			10859 AC	\$ 6,000,000.00	VALOR HERITAGE SUBD LOT 9	N/A	12/19/2025	TIMBER TRAIL	WEBSTER GROVES	MO
5	5.00	2015	4810	\$ 5,050,000.00	WESTERN SKY RANCH Filing 3 Lot 9	\$ 1,049.90	12/8/2025	150 LUNAR LANE	SOUTHLAKE	TX
3	4.00	2023	2653	\$ 4,500,000.00	ALCOVE TH Unit 24	\$ 1,696.19	12/19/2025	20 ALCOVE COURT	FORT WORTH	TX
5	6.00	2022	3362	\$ 4,300,000.00	RESERVE AT FRISCO SUBD Filing 4 Phase 3 Block 10 Lot 12	\$ 1,279.00	12/4/2025	214 WINDFLOWER LANE	WESTMINSTER	CO
6	7.00	2005	6169	\$ 3,605,000.00	EAGLES NEST GOLF COURSE SUBD Filing 1 Lot 115	\$ 584.37	12/16/2025	245 EASY BEND TRAIL	MCKINNEY	TX
4	5.00	2024	3909	\$ 3,525,000.00	HAMILTON CREEK SUBD Filing 1 Lot 16	\$ 901.77	12/29/2025	690 LAKEVIEW CIRCLE	SILVERTHORNE	CO
6	5.00	1998	6140	\$ 3,432,000.00	SUNBEAM ESTATES Filing 1 Lot 7	\$ 558.96	12/9/2025	112 KLACK ROAD	ALBUQUERQUE	NM
4	5.00	2007	4461	\$ 3,400,000.00	EAGLES NEST GOLF COURSE SUBD Filing 1 Lot 6	\$ 762.16	12/22/2025	1330 GOLDEN EAGLE ROAD	FRANKLIN LAKES	NJ
5	5.00	1983	4726	\$ 3,270,000.00	WILD IRISHMAN SUBD Filing 2 Lot 1	\$ 691.92	12/17/2025	197 WILD IRISHMAN ROAD	LAKEWAY	TX
4	6.00	2000	6651	\$ 3,266,000.00	HIGHLANDS AT BRECKENRIDGE Filing 5 Lot 137	\$ 491.05	12/18/2025	8 FLETCHER COURT	BRECKENRIDGE	CO
6	7.00	1994	7466	\$ 3,000,000.00	CORINTHIAN HILL SUBD Block 1 Lot 11	\$ 401.82	12/30/2025	17 JAMES COURT	GULFPORT	FL
4	4.00	2020	4416	\$ 2,999,000.00	ANGLER MOUNTAIN RANCH SUBD Filing 3 Lot 13	\$ 679.12	12/19/2025	107 ANGLER MOUNTAIN RANCH ROAD SOUTH	ALPHARETTA	GA
4	5.00	2022	3120	\$ 2,800,000.00	SOUTH MARYLAND CREEK RANCH Filing 15 Lot 156	\$ 897.44	12/12/2025	160 VENDETTE ROAD	RHINEBECK	NY
4	4.00	2006	4146	\$ 2,700,000.00	HIGHLANDS AT BRECK-GOLD RUN Lot 258	\$ 651.23	12/4/2025	771 FAIRWAYS DRIVE	GREENWOOD VILLAGE	CO
4	5.00	2010	3729	\$ 2,600,000.00	LAST CHANCE SUBD Block 1 Lot 6	\$ 697.24	12/11/2025	73 LAST CHANCE LN	KEYSTONE	CO
4	4.00	2004	3094	\$ 2,503,750.00	BRECKENRIDGE HEIGHTS SUBD Filing 2 Block 9 Lot 10	\$ 809.23	12/8/2025	230 COUNTY ROAD 503	MIAMI	FL
5	5.00	2023	3197	\$ 2,410,750.00	RANCH AT EAGLES NEST Filing 2 Block 3C	\$ 754.07	12/19/2025	327 KESTREL LANE	FRISCO	CO
4	4.00	2007	4853	\$ 2,321,900.00	QUANDARY VILLAGE SUBD Filing 2 Block 3 Lots 8 & 9	\$ 478.26	12/18/2025	406 HAMILTON LANE	CENTENNIAL	CO
4	4.00	2000	1951	\$ 2,190,000.00	MAIN STREET STATION CONDO Bldg BRECKENRIDGE HOUSE WEST Unit 1209	\$ 1,122.50	12/19/2025	505A S MAIN STREET	SAN JOSE	CA
4	4.00	2002	3965	\$ 2,100,000.00	PEREGRINE RIDGE SUBD Lot 19	\$ 529.63	12/15/2025	1801 STELLAR DRIVE	WHEATON	IL
5	4.00	1999	3686	\$ 2,055,000.00	KEYSTONE WEST RANCH SUBD Phase 5 Lots E-22	\$ 557.51	12/30/2025	840 PENSTEMOM ROAD	BATON ROUGE	LA
3	3.00	2017	2116	\$ 1,900,000.00	ALDERS TR PH III Unit 2A	\$ 897.92	12/18/2025	799 INDEPENDENCE ROAD	DENVER	CO
3	3.00	2021	2317	\$ 1,850,000.00	SOUTH MARYLAND CREEK RANCH Filing 15 Lot 118	\$ 798.45	12/22/2025	17 VENDETTE ROAD	SAINT ALBANS	MO
4	4.00	2007	3624	\$ 1,824,950.00	WHISPERING PINES RANCH SUB Filing 6 Block 14 Lot 2	\$ 510.49	12/17/2025	27 HABITAT COURT	BROOMFIELD	CO
3	4.00	1996	3036	\$ 1,824,950.00	HAMILTON CREEK SUBD Filing 1 Block 2 Lot 5R	\$ 601.10	12/9/2025	2210 HAMILTON CREEK ROAD	LITTLETON	CO
5	4.00	1971	4764	\$ 1,815,000.00	LAKE SHORE SUBD Lot 465	\$ 380.98	12/3/2025	284 LAKE SHORE LOOP	TROPHY CLUB	TX
3	4.00	2005	3594	\$ 1,785,000.00	TIMBER CREEK ESTATES Filing 3 Lots 18A-2	\$ 496.66	12/2/2025	665 WHISPERING PINES CIRCLE	LEAGUE CITY	TX
3	4.00	1999	3481	\$ 1,750,000.00	WILLOW CREEK HIGHLANDS Filing 4 Lot R8	\$ 502.73	12/2/2025	736 WILD ROSE ROAD	CUMBERLAND CENTER	ME
3	4.00	1996	1506	\$ 1,680,000.00	ELK RUN AT COPPER MOUNTAIN CONDO Unit 8	\$ 1,115.54	12/22/2025	214 WHEELER PLACE	DENVER	CO
3	2.00	1890	1681	\$ 1,670,000.00	YINGLING & MICKLES ADDN SUBD Block 7 Lot 6	\$ 993.46	12/19/2025	110 SOUTH HARRIS STREET	BRECKENRIDGE	CO
3	3.00	2025	1461	\$ 1,655,200.00	CAMBER TH Unit C1	\$ 1,132.92	12/31/2025	632 MONTEZUMA ROAD	KEYSTONE	CO
3	4.00	1979	2658	\$ 1,575,000.00	HIGH COUNTRY TRACTS SUBD Filing 1 Lot 8	\$ 592.55	12/5/2025	1195 PALMERS DRIVE	SILVERTHORNE	CO
3	3.00	2006	2107	\$ 1,510,000.00	ASPEN VIEW SUBD Lot 3	\$ 716.66	12/3/2025	9 DAVIS COURT	ARLINGTON	TX
3	3.00	1998	2794	\$ 1,500,000.00	WILLOW GROVE SUBD Filing 2 Lot 11	\$ 536.86	12/4/2025	1280 MESA DRIVE	NEW YORK	NY
4	3.00	2003	2578	\$ 1,490,000.00	TIMBER CREEK ESTATES Filing 2 Lot 36B	\$ 577.97	12/23/2025	960 WHISPERING PINES CIRCLE	WATCHUNG	NJ
4	4.00	1992	2708	\$ 1,475,000.00	CORTINA SUBD Filing 1 Block D Lot 11	\$ 544.68	12/31/2025	87 SPRINGBEAUTY DRIVE	FORT COLLINS	CO
3	3.00	2024	1461	\$ 1,397,300.00	CAMBER TH Unit A1	\$ 956.40	12/4/2025	616 MONTEZUMA RD	LITTLETON	CO
			1.15 AC	\$ 1,350,000.00	HIGHLANDS AT BRECK-HIGHLANDS PARK Lot 90	N/A	12/2/2025	407 LAKE EDGE DRIVE	FAIRVIEW	TX
3	2.00	1976	1905	\$ 1,340,000.00	SILVER SHEKEL SUBD Lot 16	\$ 703.41	12/9/2025	511 FAIRVIEW BOULEVARD	BRECKENRIDGE	CO
3	2.00	1977	2124	\$ 1,330,000.00	BLUE ROCK SPRINGS SUBD Lot 40A	\$ 626.18	12/5/2025	14 ROCK SPRINGS ROAD	DENVER	CO
3	3.50	2025	1400	\$ 1,311,000.00	CAMBER TH Unit B3	\$ 936.43	12/31/2025	624 MONTEZUMA RD	MCKINNEY	TX
4	3.00	1981	1855	\$ 1,196,000.00	CROWN SUBD Lot 539	\$ 644.74	12/11/2025	218 GOLDEN CROWN LANE	OSTA MESA	CA
7	4.00	1979	3132	\$ 1,140,000.00	BLUE RIVER MESA SUBD Filing 1 Lot 35	\$ 363.98	12/17/2025	420 REESE ROAD	LITTLETON	CO
2	2.00	2023	1052	\$ 1,100,000.00	BLUE RIVER FLATS CONDO Phase 2 Bldg C Unit 106	\$ 1,045.63	12/15/2025	1044 BLUE RIVER PARKWAY	CASTLE ROCK	CO
2	2.00	2015	1001	\$ 1,090,000.00	RIVERS EDGE CONDO Unit 2	\$ 1,088.91	12/30/2025	421 RAINBOW DRIVE	HIGHLANDS RANCH	CO
3	3.00	1998	2127	\$ 1,080,000.00	GATEWAY CONDO Unit 309	\$ 507.76	12/31/2025	23110 US HWY 6	ENNIS	TX
4	3.00	1978	2217	\$ 1,080,000.00	VALLEY OF THE BLUE SUBD Lot 87	\$ 487.14	12/31/2025	272 DORIS DRIVE	CASTLE ROCK	CO
2	2.00	2012	1302	\$ 1,062,500.00	LEES LAKE SHORE RESUB Block 4 Lot 1	\$ 816.05	12/31/2025	0056 LINDA LN	LITTLETON	CO
4	2.00	1975	1673	\$ 1,050,000.00	DILLON VALLEY SUBD Block 8 Lot 19	\$ 627.62	12/30/2025	297 DEER PATH ROAD	DILLON	CO
3	3.00	1981	1555	\$ 1,035,000.00	ROYAL GLEN CONDO Unit B	\$ 665.59	12/10/2025	37 MOUNT ROYAL DRIVE	LITTLETON	CO
3	3.00	1998	1662	\$ 1,033,000.00	CABINS IN THE PINES SUBD Lot 13	\$ 621.54	12/23/2025	12 BIG BOULDER COURT	IRVINE	CA
2	2.00	1970	1298	\$ 1,025,000.00	TIMBERLINE CONDO Unit 36	\$ 789.68	12/19/2025	244 LODGEPOLE STREET	OVERLAND PARK	KS
3	2.00	1971	1742	\$ 1,000,000.00	SUMMIT COVE SUBD Filing 2 Block 12 Lot 35	\$ 574.05	12/4/2025	710 VAIL CIRCLE	BOULDER	CO

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Purchaser Titlement Abstract

December 2025

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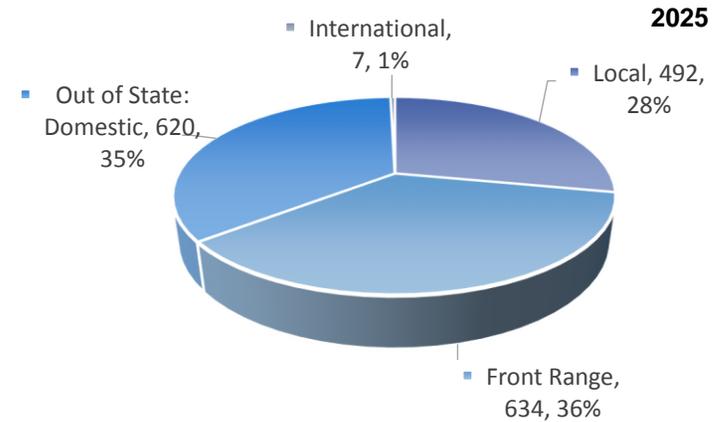
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Origin of Buyer	# of Trans.	% Overall
Local	34	26%
Front Range	49	38%
Out of State: Domestic	46	36%
International	0	0%
Total Sales	129	100%

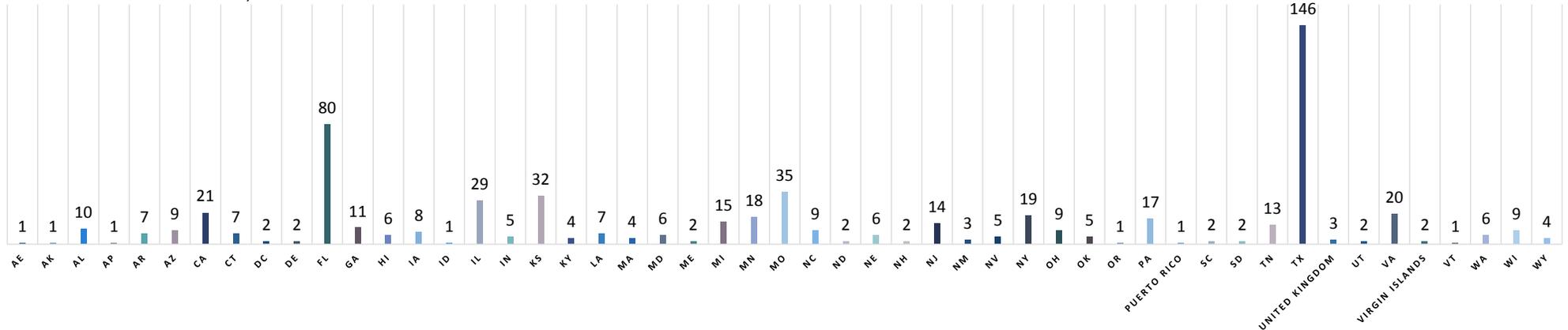
2025

Origin of Buyer	# of Trans.	% Overall
Local	492	28%
Front Range	634	36%
Out of State: Domestic	620	35%
International	7	0%
Total Sales	1753	100%



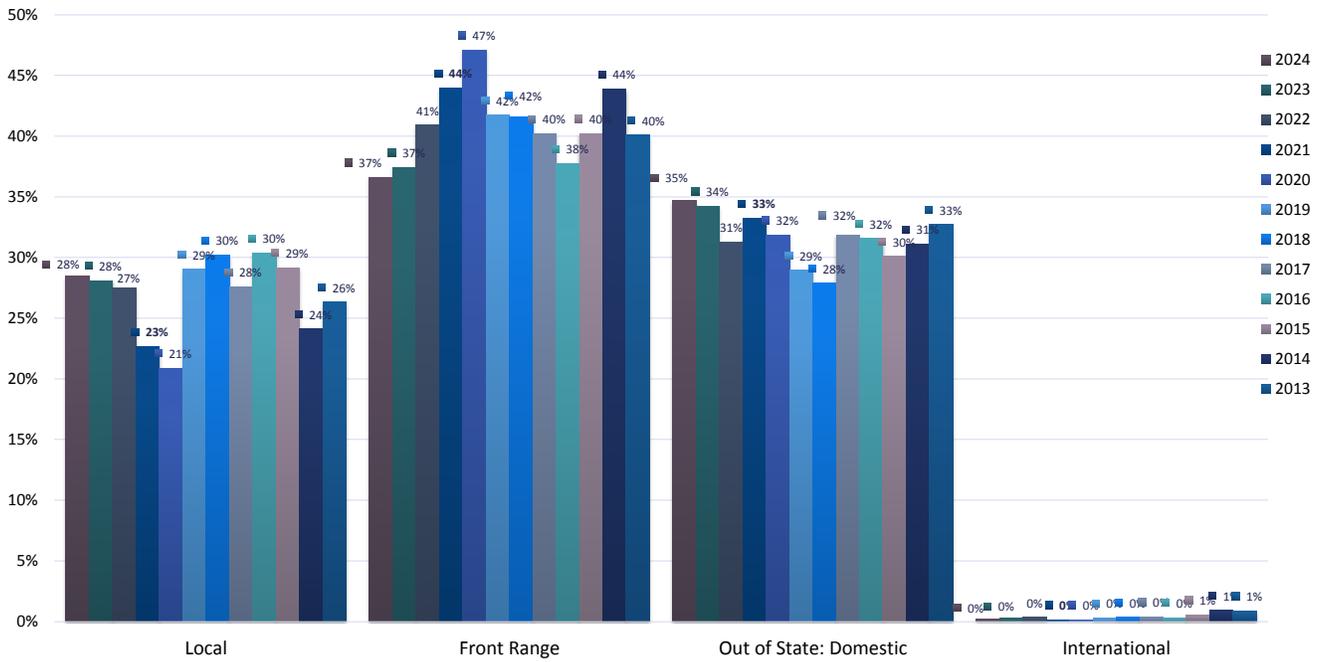
Colorado Purchasers: 1,126

NON-COLORADO 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%

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New Development Summary

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December 2025

Improved Residential New Unit Sales:

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	Address
5	8.00	2021	7347	\$ 9,481,500.00	WEISSHORN SUBD Filing 1 Block 7 Lot 1	SINGLEFAM	\$ 1,290.53	132 NORTH GOLD FLAKE TERRACE
3	4.00	2023	2653	\$ 4,500,000.00	ALCOVE TH Unit 24	MULTIFAM	\$ 1,696.19	20 ALCOVE COURT KEYSTONE
3	3.50	2025	1400	\$ 1,311,000.00	CAMBER TH Unit B3	MULTIFAM	\$ 936.43	624 MONTEZUMA RD
1	2.00	2023	1004	\$ 735,000.00	BLUE RIVER FLATS CONDO Phase 2 Bldg C Unit 204	MULTIFAM	\$ 732.07	1044 BLUE RIVER PKWY
5	6.00	2022	3362	\$ 4,300,000.00	RESERVE AT FRISCO SUBD Filing 4 Phase 3 Block 10 Lot 12	SINGLEFAM	\$ 1,279.00	214 WINDFLOWER LANE
3	3.00	2024	1461	\$ 1,397,300.00	CAMBER TH Unit A1	MULTIFAM	\$ 956.40	616 MONTEZUMA RD
2	2.00	2023	1052	\$ 1,100,000.00	BLUE RIVER FLATS CONDO Phase 2 Bldg C Unit 106	MULTIFAM	\$ 1,045.63	1044 BLUE RIVER PARKWAY
2	2.00	2023	1019	\$ 820,000.00	BLUE RIVER FLATS CONDOS Phase 2 Bldg C Unit 201	MULTIFAM	\$ 804.71	1044 BLUE RIVER PARKWAY
0	1.00	2023	315	\$ 495,000.00	BASECAMP LOFTS & STUDIOS CONDO Unit 113	MULTIFAM	\$ 1,571.43	175 LUSHER COURT
4	5.00	2024	3909	\$ 3,525,000.00	HAMILTON CREEK SUBD Filing 1 Lot 16	SINGLEFAM	\$ 901.77	690 LAKEVIEW CIRCLE
5	5.00	2023	3197	\$ 2,410,750.00	RANCH AT EAGLES NEST Filing 2 Lot 3C	SINGLEFAM	\$ 754.07	327 KESTREL LANE
3	3.00	2025	1461	\$ 1,655,200.00	CAMBER TH Unit C1	MULTIFAM	\$ 1,132.92	632 MONTEZUMA ROAD

Summary of Improved Residential New Unit Sales:

Average Price:	\$ 2,644,229
Average PPSF:	\$ 1,091.76
Median Price:	\$ 1,526,250
# Transactions:	12
Gross Volume:	\$ 31,730,750





Deed Restricted Unit Sales Summary

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December 2025

Deed Restricted Unit Sales:

Brm	Bath	Year Built	Size	Price	Legal	Unit Type	PPSF	PRIMARY TOWN	PRIMARY STATE
4	3.00	2021	1748	\$ 638,487.00	SMITH RANCH SUBD Filing 4 Lot 5	MULTIFAM	\$ 365.27	SILVERTHORNE	CO
2	2.50	2025	1289	\$ 556,801.00	STABLES VILLAGE SUBD Filing 2 Lot 40	SINGLEFAM	\$ 431.96	BRECKENRIDGE	CO
3	3.00	2020	1660	\$ 462,593.00	DILLON VALLEY VISTAS TH Unit 3A	MULTIFAM	\$ 278.67	DILLON	CO
1	1.00	1973	755	\$ 356,000.00	TIMBER CREEK CONDO Bldg B Unit 106	MULTIFAM	\$ 471.52	FRISCO	CO
1	1.00	2007	710	\$ 248,955.00	VICS LANDING CONDO Unit 39B	MULTIFAM	\$ 350.64	BRECKENRIDGE	CO
0	1.00	1982	406	\$ 239,000.00	VILLAGE SQUARE CONDO Unit 452	MULTIFAM	\$ 588.67	FRISCO	CO
1	1.00	1979	570	\$ 210,264.00	DILLON VALLEY WEST CONDO Bldg A Unit 103	MULTIFAM	\$ 368.88	BRECKENRIDGE	CO

Summary of Deed Restricted Unit Sales:

Average Price:	\$ 387,443
Average PPSF:	\$ 407.95
Median Price:	\$ 356,000
# Transactions:	7
Gross Volume:	\$ 2,712,100
Avg. PPSF Deed Restricted/Residential:	52.99%

