

2015 REAPPRAISAL - CONDOMINIUM SALES IN ECONOMIC AREA 6 (UPPER EAST RIVER VALLEY)

SALES STUDY PERIOD: JULY 1, 2011 - JUNE 30, 2014

ACCOUNT	SALE DATE	SALE PRICE	TIME-ADJUSTED SALE PRICE	TASP / SQ FT	ADDRESS	INVENTORY AT TIME OF SALE							UNIQUE CHARACTERISTICS	
						ABOVE GRADE SQ FT	FINISHED BASEMENT SQ FT	UNFINISHED BASEMENT OR STORAGE SQ FT	GARAGE SQ FT	CONSTRUCTION QUALITY	BUILDING CONDITION	EFFECTIVE YEAR BUILT		ARCHITECTURAL STYLE
TOWN OF MT CRESTED BUTTE														
ALPINE APARTMENTS														
R005613	3/20/2013	\$126,000	\$161,053	\$145.88	601 GOTHIC RD UNIT 10	1,104				Fair	Average	1968	Multi-unit	
BLACKBEAR LODGE														
R041926	3/12/2014	\$445,000	\$475,972	\$296.19	9 HUNTER HILL RD UNIT 208	1,607				Very Good	Very Good	2001	Multi-unit	COVERED PARKING
R041929	11/15/2012	\$336,000	\$452,861	\$396.55	9 HUNTER HILL RD UNIT 207	1,142				Very Good	Very Good	2001	Multi-unit	COVERED PARKING
R041935	3/14/2014	\$390,000	\$417,144	\$416.31	9 HUNTER HILL RD UNIT 201	1,002				Very Good	Very Good	2001	Multi-unit	COVERED PARKING
R041924	12/10/2012	\$306,500	\$407,768	\$329.91	9 HUNTER HILL RD UNIT 102	1,236				Very Good	Very Good	2001	Multi-unit	COVERED PARKING
R041922	3/21/2014	\$367,000	\$392,543	\$389.81	9 HUNTER HILL RD UNIT 104	1,007				Very Good	Very Good	2001	Multi-unit	COVERED PARKING
R041925	4/1/2013	\$310,000	\$390,879	\$405.06	9 HUNTER HILL RD UNIT 101	965				Very Good	Very Good	2001	Multi-unit	COVERED PARKING
R041933	9/9/2013	\$302,000	\$354,518	\$299.42	9 HUNTER HILL RD UNIT 203	1,184				Very Good	Very Good	2001	Multi-unit	COVERED PARKING
BLACK DIAMOND LODGE														
R045193	11/2/2011	\$335,800	\$470,120	\$380.36	621 GOTHIC RD UNIT 2-A	1,236			171	Very Good	Average	2006	Multi-unit	HOT TUB, COVERED PARKING
R045190	6/16/2014	\$451,100	\$458,949	\$371.32	621 GOTHIC RD UNIT 1-A	1,236			171	Very Good	Average	2006	Multi-unit	HOT TUB, COVERED PARKING
BUTTES														
R005810	4/24/2012	\$301,000	\$421,400	\$254.78	21 CRESTED MOUNTAIN LN UNIT A-103	1,654				Fair	Below Average	1979	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
R005809	9/7/2012	\$271,050	\$374,754	\$258.45	21 CRESTED MOUNTAIN LN UNIT A-102	1,450				Fair	Below Average	1979	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
R041552	2/3/2012	\$240,000	\$336,000	\$230.14	21 CRESTED MOUNTAIN LN UNIT A-201	1,460				Fair	Below Average	1979	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
R005824	3/15/2012	\$170,000	\$238,000	\$258.98	21 CRESTED MOUNTAIN LN UNIT B-405	919				Fair	Below Average	1979	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
R005819	1/16/2014	\$214,700	\$237,093	\$198.07	21 CRESTED MOUNTAIN LN UNIT B-306	1,197				Fair	Below Average	1979	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
R005822	2/10/2012	\$150,000	\$210,000	\$228.51	21 CRESTED MOUNTAIN LN UNIT B-403	919				Fair	Below Average	1979	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
R005807	9/3/2013	\$165,000	\$193,694	\$183.42	21 CRESTED MOUNTAIN LN UNIT C-201	1,056				Fair	Below Average	1979	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
CASTLE POINT														
R026007	2/25/2012	\$205,000	\$287,000	\$264.03	17 CASTLE RD UNIT 1	1,087			258	Average	Average	1993	Fourplex	
CASTLE RIDGE														
R017494	5/21/2012	\$175,000	\$245,000	\$245.98	29 CASTLE RD UNIT 1	996			278	Fair	Average	1983	Fourplex	
R017496	9/26/2011	\$112,000	\$156,800	\$157.43	29 CASTLE RD UNIT 3	996			278	Fair	Average	1983	Fourplex	
R017495	9/29/2011	\$111,000	\$155,400	\$156.02	29 CASTLE RD UNIT 2	996			278	Fair	Average	1983	Fourplex	
CHADLINGTON HOUSE														
R006231	9/22/2011	\$110,000	\$154,000	\$169.23	18 CRYSTAL RD UNIT A-6	910				Fair	Average	1974	Multi-unit	
R006217	9/14/2012	\$62,500	\$86,413	\$175.64	18 CRYSTAL RD UNIT E-2	492				Fair	Average	1974	Multi-unit	
R006204	11/29/2011	\$59,700	\$83,580	\$169.88	18 CRYSTAL RD UNIT A-1	492				Fair	Average	1974	Multi-unit	
R006209	9/28/2011	\$58,000	\$81,200	\$165.04	18 CRYSTAL RD UNIT B-3	492				Fair	Average	1974	Multi-unit	

ACCOUNT	SALE DATE	SALE PRICE	TIME-ADJUSTED SALE PRICE	TASP / SQ FT	ADDRESS	INVENTORY AT TIME OF SALE							UNIQUE CHARACTERISTICS	
						ABOVE GRADE SQ FT	FINISHED BASEMENT SQ FT	UNFINISHED BASEMENT OR STORAGE SQ FT	GARAGE SQ FT	CONSTRUCTION QUALITY	BUILDING CONDITION	EFFECTIVE YEAR BUILT		ARCHITECTURAL STYLE
CHATEAUX														
R005602	11/10/2011	\$215,000	\$301,000	\$237.01	651 GOTHIC RD UNIT B-202	1,270				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005567	11/22/2013	\$230,000	\$261,993	\$239.48	651 GOTHIC RD UNIT D-410	1,094				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005528	11/2/2011	\$180,000	\$252,000	\$229.72	651 GOTHIC RD UNIT A-101	1,097				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005574	11/28/2012	\$175,000	\$235,865	\$208.55	651 GOTHIC RD UNIT E-505	1,131				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005575	9/18/2013	\$186,100	\$218,463	\$193.16	651 GOTHIC RD UNIT E-506	1,131				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005570	9/12/2013	\$179,000	\$210,128	\$185.79	651 GOTHIC RD UNIT E-501	1,131				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005559	8/29/2013	\$175,000	\$208,478	\$190.56	651 GOTHIC RD UNIT D-401	1,094				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005566	8/14/2013	\$173,000	\$206,095	\$188.39	651 GOTHIC RD UNIT D-409	1,094				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005529	9/12/2013	\$175,000	\$205,433	\$187.27	651 GOTHIC RD UNIT A-102	1,097				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005533	5/15/2013	\$159,500	\$198,338	\$180.80	651 GOTHIC RD UNIT A-107	1,097				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005569	10/2/2012	\$145,000	\$197,954	\$180.95	651 GOTHIC RD UNIT D-412	1,094				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005544	12/5/2011	\$140,000	\$196,000	\$154.33	651 GOTHIC RD UNIT B-207	1,270				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005534	1/5/2012	\$122,300	\$171,220	\$156.08	651 GOTHIC RD UNIT A-108	1,097				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005538	6/15/2012	\$112,000	\$156,800	\$142.94	651 GOTHIC RD UNIT A-112	1,097				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R026710	1/23/2013	\$117,500	\$154,278	\$185.43	651 GOTHIC RD UNIT C-312	832				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005572	5/21/2014	\$146,500	\$151,598	\$134.04	651 GOTHIC RD UNIT E-503	1,131				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005530	1/7/2013	\$110,000	\$144,430	\$131.66	651 GOTHIC RD UNIT A-103	1,097				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005554	11/15/2013	\$122,000	\$138,970	\$167.03	651 GOTHIC RD UNIT C-308	832				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
R005597	2/24/2012	\$80,500	\$112,700	\$135.46	651 GOTHIC RD UNIT C-304	832				Fair	Average	1974	Multi-unit	OUTDOOR POOL & HOT TUB
COLUMBINE														
R005504	11/27/2012	\$340,000	\$458,252	\$357.17	52 WHETSTONE RD UNIT 2-2105	1,283				Average	Average	1970	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
R005502	2/7/2013	\$227,600	\$294,879	\$562.75	52 WHETSTONE RD UNIT 2-2103	524				Average	Average	1970	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
CRESTED MOUNTAIN														
R005797	6/11/2012	\$387,000	\$541,800	\$481.17	31 CRESTED MOUNTAIN LN UNIT C-2	1,126			220	Average	Average	1979	Multi-unit	SKI-IN & SKI-OUT
R005799	10/17/2012	\$372,000	\$507,854	\$451.03	31 CRESTED MOUNTAIN LN UNIT D-2	1,126			220	Average	Average	1979	Multi-unit	SKI-IN & SKI-OUT
CRESTED MOUNTAIN NORTH														
R005866	11/15/2012	\$265,000	\$357,167	\$294.69	11 CRESTED MOUNTAIN LN UNIT J-5	1,212				Average	Below Average	1981	Multi-unit	AT BASE AREA, HOT TUB
R005947	12/13/2011	\$210,000	\$294,000	\$235.58	11 CRESTED MOUNTAIN LN UNIT L-8	1,248			221	Average	Below Average	1981	Multi-unit	AT BASE AREA, HOT TUB
CRYSTAL VIEW														
R006112	8/26/2011	\$175,000	\$245,000	\$782.75	20 CASTLE RD UNIT 4	313	633			Fair	Average	1979	Fourplex	

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EAGLE'S NEST														
R005902	9/1/2011	\$211,000	\$295,400	\$248.03	31 MORNING GLORY WAY UNIT 8	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R005896	6/3/2013	\$231,500	\$283,842	\$238.32	11 MORNING GLORY WAY UNIT 14	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R030701	7/12/2013	\$233,500	\$282,231	\$236.97	31 MARCELLINA LN UNIT 29	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R005889	7/16/2013	\$230,000	\$278,001	\$233.42	31 MARCELLINA LN UNIT 37	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R005897	5/6/2014	\$245,000	\$253,526	\$212.87	11 MORNING GLORY WAY UNIT 13	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R005885	7/26/2012	\$154,150	\$215,810	\$181.20	31 MARCELLINA LN UNIT 33	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R005890	10/17/2012	\$152,000	\$207,510	\$174.23	31 MARCELLINA LN UNIT 38	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R005887	10/17/2012	\$150,000	\$204,780	\$171.94	31 MARCELLINA LN UNIT 35	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R005877	12/7/2012	\$147,000	\$195,569	\$164.21	31 MARCELLINA LN UNIT 25	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R005869	11/20/2012	\$145,000	\$195,431	\$164.09	31 MARCELLINA LN UNIT 17	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
R005886	11/7/2012	\$140,000	\$188,692	\$158.43	31 MARCELLINA LN UNIT 34	1,191		76	351	Average	Average	1980	Multi-unit	HOT TUB
ELK RIDGE III														
R005322	1/16/2013	\$149,700	\$196,556	\$223.87	710 GOTHIC RD UNIT 1	878			464	Average	Average	1980	Multi-unit	HOT TUB
EVERGREEN														
R005754	4/12/2014	\$295,000	\$310,399	\$194.61	25 EMMONS RD UNIT 5	1,595				Fair	Average	1979	Multi-unit	AT BASE AREA, HOT TUB
GATEWAY														
R005969	4/18/2013	\$400,000	\$504,360	\$494.96	18 SNOWMASS RD UNIT 402	1,019			200	Average	Average	1981	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
R005962	11/1/2012	\$349,500	\$471,056	\$484.13	18 SNOWMASS RD UNIT 303	973			200	Average	Average	1981	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
R005964	4/3/2014	\$382,500	\$402,467	\$426.34	18 SNOWMASS RD UNIT 204	944			200	Average	Average	1981	Multi-unit	SKI-IN & SKI-OUT, HOT TUB
GRAND LODGE														
R043003	2/20/2014	\$132,450	\$143,973	\$194.56	6 EMMONS RD UNIT 259	740				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043988	2/27/2012	\$100,000	\$140,000	\$188.68	6 EMMONS RD UNIT 304	742				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043096	9/22/2011	\$78,030	\$109,242	\$246.60	6 EMMONS RD UNIT 575	443				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R042990	2/12/2014	\$100,000	\$108,700	\$251.62	6 EMMONS RD UNIT 174	432				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043998	3/8/2012	\$70,000	\$98,000	\$250.64	6 EMMONS RD UNIT 314	391				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043098	1/23/2013	\$62,000	\$81,406	\$183.76	6 EMMONS RD UNIT 577	443				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043093	12/12/2012	\$59,500	\$79,159	\$184.95	6 EMMONS RD UNIT 572	428				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT

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GRAND LODGE continued														
R043986	9/22/2011	\$55,895	\$78,253	\$100.71	6 EMMONS RD UNIT 225	777				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043033	10/24/2011	\$54,000	\$75,600	\$178.30	6 EMMONS RD UNIT 366	424				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043999	5/16/2012	\$52,700	\$73,780	\$186.78	6 EMMONS RD UNIT 315	395				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043014	12/15/2012	\$55,000	\$73,172	\$165.55	6 EMMONS RD UNIT 274	442				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R044007	12/16/2011	\$52,000	\$72,800	\$184.30	6 EMMONS RD UNIT 323	395				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043002	7/11/2013	\$58,500	\$70,709	\$158.90	6 EMMONS RD UNIT 257	445				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R044006	3/8/2013	\$55,000	\$70,301	\$179.80	6 EMMONS RD UNIT 322	391				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043060	2/10/2012	\$50,000	\$70,000	\$165.09	6 EMMONS RD UNIT 466	424				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R044020	8/18/2011	\$49,200	\$68,880	\$176.16	6 EMMONS RD UNIT 413	391				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R044000	12/16/2013	\$60,500	\$67,863	\$171.80	6 EMMONS RD UNIT 316	395				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043993	8/16/2013	\$56,000	\$66,713	\$170.62	6 EMMONS RD UNIT 309	391				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R044028	10/25/2011	\$47,000	\$65,800	\$168.29	6 EMMONS RD UNIT 421	391				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043032	2/17/2014	\$60,000	\$65,220	\$147.22	6 EMMONS RD UNIT 365	443				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043026	12/5/2013	\$57,500	\$64,498	\$145.59	6 EMMONS RD UNIT 355	443				Good	Average	2002	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043044	8/27/2013	\$52,300	\$62,305	\$140.64	6 EMMONS RD UNIT 377	443				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043087	2/12/2014	\$57,000	\$61,959	\$146.13	6 EMMONS RD UNIT 566	424				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043010	10/27/2011	\$40,500	\$56,700	\$161.54	6 EMMONS RD UNIT 270	351				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043091	8/28/2013	\$44,000	\$52,417	\$150.62	6 EMMONS RD UNIT 570	348				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043015	9/17/2013	\$43,000	\$50,478	\$114.20	6 EMMONS RD UNIT 275	442				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT
R043996	7/29/2013	\$41,000	\$49,557	\$125.46	6 EMMONS RD UNIT 312	395				Good	Average	2000	Hotel Condo	AT BASE AREA, FRONT DESK, INDOOR/OUTDOOR POOL, RESTAURANT

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HAWK'S NEST TOWN HOMES														
R044678	3/15/2012	\$600,000	\$840,000	\$474.58	16 CASTLE RD UNIT 1	1,770			925	Good	Average	2006	Fourplex	
R044681	2/27/2013	\$600,000	\$777,360	\$439.19	16 CASTLE RD UNIT 4	1,770			925	Good	Average	2006	Fourplex	
R044680	8/7/2013	\$555,000	\$661,172	\$373.54	16 CASTLE RD UNIT 3	1,770			925	Good	Average	2006	Fourplex	
HUNTER HILL														
R006317	9/12/2013	\$155,000	\$181,955	\$220.82	27 CRYSTAL RD UNIT 6	824				Fair	Average	1980	Multi-unit	
R006316	5/22/2014	\$155,000	\$160,394	\$197.53	27 CRYSTAL RD UNIT 5	812				Fair	Average	1980	Multi-unit	
LAZY S														
R041485	5/29/2013	\$96,000	\$119,376	\$176.85	110 PITCHFORK DR UNIT D	675				Average	Average	2000	Multi-unit	
R041486	12/19/2013	\$73,200	\$82,108	\$130.33	110 PITCHFORK DR UNIT E	630				Average	Average	2000	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING
MOUNTAINEER SQUARE														
R044560	12/10/2013	\$889,500	\$997,752	\$512.46	620 GOTHIC RD UNIT 423	1,947				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044544	3/6/2014	\$820,000	\$877,072	\$475.12	620 GOTHIC RD UNIT 406	1,846				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044567	10/1/2013	\$649,000	\$750,569	\$591.93	620 GOTHIC RD UNIT 505	1,268				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044523	3/16/2012	\$455,000	\$637,000	\$433.04	620 GOTHIC RD UNIT 308	1,471				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044548	8/8/2012	\$383,190	\$536,466	\$417.16	620 GOTHIC RD UNIT 410	1,286				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044581	11/5/2012	\$340,000	\$458,252	\$479.34	620 GOTHIC RD UNIT 603	956				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044540	8/3/2011	\$290,000	\$406,000	\$324.80	620 GOTHIC RD UNIT 402	1,250				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044564	10/26/2012	\$259,500	\$354,269	\$411.46	620 GOTHIC RD UNIT 502	861				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044502	7/12/2013	\$188,000	\$227,236	\$425.53	620 GOTHIC RD UNIT 210	534				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044572	10/3/2013	\$162,000	\$187,353	\$468.38	620 GOTHIC RD UNIT 510	400				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
R044519	12/13/2011	\$110,000	\$154,000	\$384.04	620 GOTHIC RD UNIT 304	401				Excellent	Very Good	2006	Multi-unit	AT BASE AREA, FRONT DESK, HOT TUB, COVERED PARKING, LOUNGE
MOUNTAIN SUNRISE														
R005237	12/21/2012	\$164,900	\$219,383	\$201.82	15 MARCELLINA LN	1,087		90	457	Average	Average	1979	Multi-unit	HOT TUB, FRONT DESK
R005232	11/18/2013	\$189,000	\$215,290	\$231.99	15 MARCELLINA LN UNIT 112	928		90	457	Average	Average	1979	Multi-unit	HOT TUB, FRONT DESK
R005233	3/9/2012	\$124,400	\$174,160	\$160.22	15 MARCELLINA LN UNIT 113	1,087		90	457	Average	Average	1979	Multi-unit	HOT TUB, FRONT DESK
R005230	4/22/2014	\$150,000	\$157,830	\$170.08	15 MARCELLINA LN UNIT 100	928		90	457	Average	Average	1959	Multi-unit	HOT TUB, FRONT DESK

						INVENTORY AT TIME OF SALE								
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OUT RUN														
R005210	4/4/2013	\$300,000	\$378,270	\$286.13	721 GOTHIC RD UNIT 4 MAPLE	1,322			294	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005203	9/30/2013	\$294,300	\$345,479	\$267.19	721 GOTHIC RD UNIT 2 LAUREL	1,293			336	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005149	1/14/2013	\$255,000	\$334,815	\$259.55	721 GOTHIC RD UNIT 4 ASPEN	1,290			294	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005150	2/26/2014	\$295,000	\$320,665	\$248.58	721 GOTHIC RD UNIT 2 BIRCH	1,290			294	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005200	10/18/2013	\$275,000	\$318,038	\$245.40	721 GOTHIC RD UNIT 4 JUNIPER	1,296			336	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005212	11/16/2012	\$215,000	\$289,777	\$219.20	721 GOTHIC RD UNIT 4 OAK	1,322			294	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005205	12/27/2011	\$199,000	\$278,600	\$233.53	721 GOTHIC RD UNIT 3 LAUREL	1,193			336	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005202	11/30/2012	\$195,000	\$262,821	\$203.58	721 GOTHIC RD UNIT 4 LAUREL	1,291			336	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005187	2/5/2013	\$185,000	\$239,686	\$200.74	721 GOTHIC RD UNIT 1 COTTONWOOD	1,194			294	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005145	10/25/2012	\$170,000	\$232,084	\$193.89	721 GOTHIC RD UNIT 3 ASPEN	1,197			294	Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
R005143	4/3/2013	\$142,000	\$179,048	\$190.68	721 GOTHIC RD UNIT 5 BIRCH	939				Fair	Good	1979	Multi-unit	HOT TUB, TENNIS COURT
OVERLOOK AT MT CB														
R031096	8/25/2011	\$247,000	\$345,800	\$274.44	11 OVERLOOK RD UNIT 2	1,260				Average	Average	1983	Fourplex	
PARADISE														
R006261	5/15/2014	\$407,000	\$421,164	\$243.87	20 HUNTER HILL RD UNIT D-212	1,727			209	Fair	Good	1979	Multi-unit	HOT TUB
R006253	4/9/2012	\$290,000	\$406,000	\$235.09	20 HUNTER HILL RD UNIT C-208	1,727			209	Fair	Good	1979	Multi-unit	HOT TUB
PITCHFORK FLATS														
R044348	10/24/2013	\$275,000	\$318,038	\$285.49	102 BIG SKY DR UNIT D	1,114			272	Average	Average	2006	Multi-unit	
R044347	1/22/2014	\$275,000	\$303,683	\$323.41	102 BIG SKY DR UNIT C	939			294	Average	Average	2006	Multi-unit	
R044346	4/30/2014	\$255,000	\$268,311	\$285.74	102 BIG SKY DR UNIT B	939			294	Average	Average	2006	Multi-unit	
R044352	5/28/2014	\$170,000	\$175,916	\$229.96	416 HORSESHOE DR UNIT 416	765			328	Average	Average	2005	Multi-unit	
PLAZA AT WOOD CREEK														
R006009	10/28/2011	\$207,000	\$289,800	\$275.21	11 SNOWMASS RD UNIT 431	1,053				Average	Average	1981	Multi-unit	FRONT DESK, COVERED PARKING, TENNIS COURT, RESTAURANT
R006018	5/21/2013	\$227,500	\$282,896	\$211.12	11 SNOWMASS RD UNIT 440	1,340				Average	Average	1981	Multi-unit	FRONT DESK, COVERED PARKING, TENNIS COURT, RESTAURANT
R005977	12/27/2013	\$259,000	\$290,520	\$221.60	11 SNOWMASS RD UNIT 133	1,311				Average	Average	1981	Multi-unit	FRONT DESK, COVERED PARKING, TENNIS COURT, RESTAURANT
R006021	7/29/2013	\$212,230	\$256,522	\$241.77	11 SNOWMASS RD UNIT 531	1,061				Average	Average	1981	Multi-unit	FRONT DESK, COVERED PARKING, TENNIS COURT, RESTAURANT
R005980	7/27/2011	\$175,000	\$245,000	\$232.45	11 SNOWMASS RD UNIT 136	1,054				Average	Average	1981	Multi-unit	FRONT DESK, COVERED PARKING, TENNIS COURT, RESTAURANT
R006013	10/9/2013	\$203,000	\$234,770	\$227.93	11 SNOWMASS RD UNIT 435	1,030				Average	Average	1981	Multi-unit	FRONT DESK, COVERED PARKING, TENNIS COURT, RESTAURANT

ACCOUNT	SALE DATE	SALE PRICE	TIME-ADJUSTED SALE PRICE	TASP / SQ FT	ADDRESS	INVENTORY AT TIME OF SALE								UNIQUE CHARACTERISTICS
						ABOVE GRADE SQ FT	FINISHED BASEMENT SQ FT	UNFINISHED BASEMENT OR STORAGE SQ FT	GARAGE SQ FT	CONSTRUCTION QUALITY	BUILDING CONDITION	EFFECTIVE YEAR BUILT	ARCHITECTURAL STYLE	
PONDEROSA														
R005120	2/24/2012	\$333,500	\$466,900	\$225.34	17 TREASURY RD UNIT 1E	2,072			323	Average	Average	1978	Multi-unit	HOT TUB
R005114	9/23/2013	\$292,000	\$342,779	\$303.61	17 TREASURY RD UNIT 3B	1,129				Average	Average	1978	Multi-unit	HOT TUB
R005112	3/15/2013	\$165,000	\$210,903	\$201.05	17 TREASURY RD UNIT 2B	1,049			323	Average	Average	1978	Multi-unit	HOT TUB
REDSTONE														
R005762	5/31/2013	\$200,000	\$248,700	\$238.90	35 EMMONS RD UNIT 27	1,041				Fair	Average	1980	Multi-unit	AT BASE AREA, HOT TUB
R005771	8/28/2013	\$107,500	\$128,065	\$178.61	35 EMMONS RD UNIT H	717				Fair	Average	1980	Multi-unit	AT BASE AREA, HOT TUB
R005767	10/31/2013	\$105,000	\$121,433	\$169.60	35 EMMONS RD UNIT 21	716				Fair	Average	1980	Multi-unit	AT BASE AREA, HOT TUB
SAN MORITZ														
R006131	11/15/2013	\$315,000	\$358,817	\$269.79	70 HUNTER HILL RD UNIT 201 PARADISE	1,330				Fair	Good	1974	Multi-unit	FRONT DESK, SKI-IN & SKI-OUT, HOT TUB
R027019	9/19/2011	\$217,500	\$304,500	\$228.95	70 HUNTER HILL RD UNIT 204 PARADISE	1,330				Fair	Good	1979	Multi-unit	FRONT DESK, SKI-IN & SKI-OUT, HOT TUB
R006136	11/27/2012	\$220,000	\$296,516	\$222.94	18 HUNTER HILL RD UNIT 202 JOKERVILLE	1,330				Fair	Good	1974	Multi-unit	FRONT DESK, SKI-IN & SKI-OUT, HOT TUB
R006134	4/27/2013	\$227,500	\$286,855	\$215.84	18 HUNTER HILL RD UNIT 204 JOKERVILLE	1,329				Fair	Good	1974	Multi-unit	FRONT DESK, SKI-IN & SKI-OUT, HOT TUB
R006119	4/10/2013	\$170,000	\$214,353	\$213.71	72 HUNTER HILL RD UNIT 102 INTERNATIONAL	1,003				Fair	Good	1974	Multi-unit	FRONT DESK, SKI-IN & SKI-OUT, HOT TUB
SILVER RIDGE														
R040142	1/2/2014	\$1,437,500	\$1,587,431	\$796.90	16 SNOWMASS RD UNIT 6	1,992			767	Excellent	Good	1999	Multi-unit	SKI-IN & SKI-OUT
R005487	10/1/2012	\$1,080,000	\$1,474,416	\$461.04	16 SNOWMASS RD UNIT 1	3,198			1,708	Excellent	Good	2000	Multi-unit	SKI-IN & SKI-OUT
R040143	4/23/2013	\$932,500	\$1,175,789	\$590.26	16 SNOWMASS RD UNIT 7	1,992			767	Excellent	Good	1999	Multi-unit	SKI-IN & SKI-OUT
R040139	9/7/2011	\$790,000	\$1,106,000	\$555.22	16 SNOWMASS RD UNIT 3	1,992			767	Excellent	Good	1999	Multi-unit	SKI-IN & SKI-OUT
SKI CENTER														
R005674	5/8/2014	\$600,000	\$620,880	\$466.48	12 SNOWMASS RD UNIT 303	1,331				Fair	Below Average	1974	Multi-unit	SKI-IN & SKI-OUT
SNOW CASTLE														
R006273	8/1/2013	\$195,000	\$232,304	\$214.10	35 CASTLE RD UNIT 1	1,085				Average	Average	1987	Multi-unit	HOT TUB
SNOWCREST														
R005712	8/29/2012	\$184,000	\$257,600	\$245.57	40 MARCELLINA LN UNIT 34	1,049				Fair	Average	1974	Multi-unit	HOT TUB
R005678	1/8/2013	\$139,000	\$182,507	\$185.10	40 MARCELLINA LN UNIT 1	986			300	Fair	Average	1975	Multi-unit	HOT TUB
R005691	8/9/2011	\$117,500	\$164,500	\$157.87	40 MARCELLINA LN UNIT 15	1,042			360	Fair	Average	1975	Multi-unit	HOT TUB
R005680	2/6/2014	\$148,000	\$160,876	\$163.16	40 MARCELLINA LN UNIT 3	986			300	Fair	Average	1975	Multi-unit	HOT TUB
R005681	12/29/2011	\$91,350	\$127,890	\$129.71	40 MARCELLINA LN UNIT 4	986			300	Fair	Average	1975	Multi-unit	HOT TUB

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SNOWFALL POINT														
R006189	7/28/2013	\$201,500	\$243,553	\$226.77	20 SNOWFALL DR UNIT 2	1,074		146	351	Average	Average	1974	Multi-unit	
SOLAR SIXPLEX														
R006334	10/6/2011	\$134,000	\$187,600	\$181.96	26 CASTLE RD UNIT 4	1,031				Fair	Below Average	1980	Multi-unit	
SUN CASTLE														
R026241	10/15/2012	\$171,000	\$233,449	\$191.98	33 CASTLE RD UNIT C	1,216				Average	Average	1995	Multi-unit	HOT TUB
THREE SEASONS														
R005313	1/9/2014	\$110,000	\$121,473	\$168.95	701 GOTHIC RD UNIT 306	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
R005287	4/25/2013	\$84,500	\$106,546	\$148.19	701 GOTHIC RD UNIT 241	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
R005306	8/25/2011	\$70,000	\$98,000	\$136.30	701 GOTHIC RD UNIT 335	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
R005307	9/17/2011	\$67,000	\$93,800	\$130.46	701 GOTHIC RD UNIT 337	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
R005317	1/7/2014	\$76,900	\$84,921	\$118.11	701 GOTHIC RD UNIT 336	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
R005275	10/12/2011	\$60,000	\$84,000	\$116.83	701 GOTHIC RD UNIT 139	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
R005292	5/3/2012	\$59,900	\$83,860	\$116.63	701 GOTHIC RD UNIT 208	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
R005267	6/12/2014	\$67,499	\$68,673	\$95.51	701 GOTHIC RD UIT 136	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
R005296	4/2/2014	\$64,000	\$67,341	\$93.66	701 GOTHIC RD UNIT 238	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
R005319	9/24/2013	\$68,000	\$79,825	\$111.02	701 GOTHIC RD UNIT 340	719				Fair	Average	1979	Multi-unit	FRONT DESK, INDOOR POOL & HOT TUB
TIMBERLINE														
R026047	6/11/2012	\$83,800	\$117,320	\$119.23	32 HUNTER HILL RD UNIT B-302	984				Fair	Below Average	1981	Multi-unit	
R017743	6/27/2012	\$73,000	\$102,200	\$113.68	60 HUNTER HILL RD UNIT A-301	899				Fair	Below Average	1981	Multi-unit	
R017583	7/6/2012	\$70,000	\$98,000	\$109.01	60 HUNTER HILL RD UNIT A-201	899				Fair	Below Average	1981	Multi-unit	
R006307	7/13/2012	\$50,000	\$70,000	\$71.14	32 HUNTER HILL RD UNIT B-306	984				Fair	Below Average	1981	Multi-unit	
R006279	10/8/2013	\$55,500	\$64,186	\$103.53	60 HUNTER HILL RD UNIT A-102	620				Fair	Below Average	1980	Multi-unit	
R006301	3/7/2013	\$50,000	\$63,910	\$66.16	32 HUNTER HILL RD UNIT B-208	966				Fair	Below Average	1981	Multi-unit	
R006300	12/24/2012	\$35,400	\$47,096	\$68.16	32 HUNTER HILL RD UNIT B-207	691				Fair	Below Average	1981	Multi-unit	
VILLAGE CENTER - AXTELL														
R005663	12/26/2013	\$210,000	\$235,557	\$420.64	12 SNOWMASS RD UNIT 315	560				Fair	Average	1974	Multi-unit	SKI-IN & SKI-OUT
R005649	3/4/2014	\$220,000	\$235,312	\$494.35	12 SNOWMASS RD UNIT 317	476				Fair	Average	1974	Multi-unit	SKI-IN & SKI-OUT
R005647	4/3/2014	\$159,000	\$167,300	\$351.47	12 SNOWMASS RD UNIT 319	476				Fair	Average	1974	Multi-unit	SKI-IN & SKI-OUT
VILLAGE CENTER - EMMONS														
R005632	1/9/2013	\$195,000	\$256,035	\$252.75	11 EMMONS LOOP UNIT 428	1,013				Fair	Below Average	1974	Multi-unit	AT BASE AREA
R005636	4/23/2014	\$194,000	\$204,127	\$231.70	11 EMMONS RD UNIT 432	881				Fair	Below Average	1974	Multi-unit	AT BASE AREA
R005621	8/9/2012	\$112,500	\$157,500	\$281.25	11 EMMONS LOOP UNIT 325	560				Fair	Below Average	1974	Multi-unit	AT BASE AREA
R005622	4/26/2012	\$67,500	\$94,500	\$168.75	11 EMMONS LOOP UNIT 326	560				Fair	Below Average	1974	Multi-unit	AT BASE AREA

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WEST ELK TOWNHOUSES															
R006318	10/22/2013	\$345,000	\$398,993	\$363.05	21 CASTLE RD UNIT 10	1,099			569	Fair	Good	1980	Multi-unit	HOT TUB	
R006321	5/7/2012	\$177,000	\$247,800	\$226.30	21 CASTLE RD UNIT 4	1,095			592	Fair	Good	1980	Multi-unit	HOT TUB	
R006327	2/27/2013	\$180,000	\$233,208	\$210.10	21 CASTLE RD UNIT 10	1,110			574	Fair	Good	1981	Multi-unit	HOT TUB	
R006320	12/14/2012	\$170,000	\$226,168	\$205.61	21 CASTLE RD UNIT 3	1,100			592	Fair	Good	1980	Multi-unit	HOT TUB	
R006319	2/26/2014	\$191,700	\$208,378	\$189.95	21 CASTLE RD UNIT 2	1,097			592	Fair	Good	1980	Multi-unit	HOT TUB	
WESTWALL LODGE															
R043819	12/19/2012	\$1,207,500	\$1,606,458	\$674.98	14 HUNTER HILL RD UNIT C-101	2,380				Excellent	Very Good	2011	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043895	1/23/2012	\$980,000	\$1,372,000	\$535.31	14 HUNTER HILL RD UNIT C-305	2,563				Excellent	Very Good	2015	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043806	11/27/2012	\$905,000	\$1,219,759	\$524.18	14 HUNTER HILL RD UNIT A-306	2,327				Excellent	Very Good	2009	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043884	4/26/2013	\$849,000	\$1,070,504	\$545.06	14 HUNTER HILL RD UNIT C-103	1,964				Excellent	Very Good	2013	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043883	5/5/2013	\$860,000	\$1,069,410	\$511.68	14 HUNTER HILL RD UNIT C-102	2,090				Excellent	Very Good	2012	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043802	3/29/2013	\$752,000	\$961,206	\$497.52	14 HUNTER HILL RD UNIT A-301	1,932				Excellent	Very Good	2008	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043801	9/22/2011	\$500,000	\$700,000	\$373.53	14 HUNTER HILL RD UNIT A-208	1,874				Excellent	Very Good	2007	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043791	5/31/2013	\$535,000	\$665,273	\$389.73	14 HUNTER HILL RD UNIT A-102	1,707				Excellent	Very Good	2004	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043894	8/18/2011	\$449,000	\$628,600	\$414.37	14 HUNTER HILL RD UNIT C-304	1,517				Excellent	Very Good	2014	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043797	11/25/2013	\$500,000	\$569,550	\$302.95	14 HUNTER HILL RD UNIT A-204	1,880				Excellent	Very Good	2005	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043810	10/11/2011	\$375,000	\$525,000	\$334.82	14 HUNTER HILL RD UNIT A-402	1,568				Excellent	Very Good	2010	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
R043798	3/26/2013	\$319,000	\$407,746	\$559.32	14 HUNTER HILL RD UNIT A-205	729				Excellent	Very Good	2006	Multi-unit	SKI-IN & SKI-OUT, CONCIERGE, OUTDOOR POOL & HOT TUB, COVERED PARKING, PRIVATE LOUNGE	
WOOD CREEK															
R005851	8/1/2011	\$205,000	\$287,000	\$318.53	400 GOTHIC RD UNIT 407	901				Average	Average	1985	Multi-unit	FRONT DESK, HOT TUB	
R005844	5/23/2014	\$232,000	\$240,074	\$272.81	400 GOTHIC RD UNIT 307	880				Average	Average	1983	Multi-unit	FRONT DESK, HOT TUB	
R005834	8/13/2012	\$159,500	\$223,300	\$247.29	400 GOTHIC RD UNIT 201	903				Average	Average	1979	Multi-unit	FRONT DESK, HOT TUB	
R005836	8/15/2012	\$120,000	\$168,000	\$287.18	400 GOTHIC RD UNIT 202	585				Average	Average	1980	Multi-unit	FRONT DESK, HOT TUB	
R005857	2/24/2012	\$117,900	\$165,060	\$182.79	400 GOTHIC RD UNIT 101	903				Average	Average	1986	Multi-unit	FRONT DESK, HOT TUB	
R005837	3/20/2014	\$120,000	\$128,352	\$219.41	400 GOTHIC RD UNIT 302	585				Average	Average	1981	Multi-unit	FRONT DESK, HOT TUB	
R005830	4/24/2014	\$100,000	\$105,220	\$179.86	400 GOTHIC RD UNIT 102	585				Average	Average	1979	Multi-unit	FRONT DESK, HOT TUB	
R005850	2/13/2014	\$77,000	\$83,699	\$191.53	400 GOTHIC RD UNIT 406	437				Average	Average	1984	Multi-unit	FRONT DESK, HOT TUB	
R005841	6/9/2014	\$95,000	\$96,653	\$156.65	400 GOTHIC RD UNIT 205	617				Average	Average	1982	Multi-unit	FRONT DESK, HOT TUB	
R005858	9/27/2011	\$68,900	\$96,460	\$156.34	400 GOTHIC RD UNIT 305	617				Average	Average	1987	Multi-unit	FRONT DESK, HOT TUB	

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						ABOVE GRADE SQ FT	FINISHED BASEMENT SQ FT	UNFINISHED BASEMENT OR STORAGE SQ FT	GARAGE SQ FT	CONSTRUCTION QUALITY	BUILDING CONDITION	EFFECTIVE YEAR BUILT	ARCHITECTURAL STYLE	
RIVERBEND														
HIGH VALLEY														
R013172	5/23/2014	\$245,000	\$253,526	\$239.85	90 ASPEN LN UNIT 1-C	1,057				Average	Average	1980	Fourplex	
R013177	1/23/2014	\$194,000	\$214,234	\$135.33	92 ASPEN LN UNIT 4-B	1,583				Average	Average	1978	Fourplex	
R013171	4/29/2014	\$170,000	\$178,874	\$167.33	92 ASPEN LN UNIT 3-B	1,069				Average	Average	1978	Fourplex	
WHETSTONE VILLAGE														
R013189	2/4/2014	\$110,000	\$119,570	\$135.88	170 ASPEN LN UNIT 4-B	880				Fair	Average	1979	Multi-unit	
R013195	5/22/2013	\$95,900	\$119,252	\$143.85	170 ASPEN LN UNIT 2-C	829				Fair	Average	1980	Multi-unit	
R013192	1/9/2013	\$90,000	\$118,170	\$110.85	170 ASPEN LN UNIT 4-C	1,066				Fair	Average	1980	Multi-unit	
R013194	11/1/2011	\$71,100	\$99,540	\$120.07	170 ASPEN LN UNIT 6-C	829				Fair	Average	1979	Multi-unit	

ACCOUNT	SALE DATE	SALE PRICE	TIME-ADJUSTED SALE PRICE	TASP / SQ FT	ADDRESS	INVENTORY AT TIME OF SALE								UNIQUE CHARACTERISTICS
						ABOVE GRADE SQ FT	FINISHED BASEMENT SQ FT	UNFINISHED BASEMENT OR STORAGE SQ FT	GARAGE SQ FT	CONSTRUCTION QUALITY	BUILDING CONDITION	EFFECTIVE YEAR BUILT	ARCHITECTURAL STYLE	
SKYLAND														
BLUEBONNET														
R030951	1/4/2012	\$635,000	\$889,000	\$455.20	350 SKYLAND DR UNIT B	1,953	529		572	Good	Average	1993	Duplex	
GOLF VILLAS														
R033881	9/23/2011	\$390,000	\$546,000	\$305.88	19 ST ANDREWS CIR	1,785			247	Average	Average	1998	Multi-unit	
R030351	8/11/2011	\$280,000	\$392,000	\$299.69	3 ST ANDREWS CIR	1,308			236	Average	Average	1992	Multi-unit	
R031338	10/3/2012	\$285,000	\$389,082	\$260.78	8 ST ANDREWS CIR	1,492			274	Average	Average	1994	Multi-unit	
R030349	5/28/2013	\$265,000	\$329,528	\$300.94	1 ST ANDREWS CIR	1,095			237	Average	Average	1992	Multi-unit	
R031337	9/6/2012	\$213,000	\$294,494	\$235.03	7 ST ANDREWS CIR	1,253			240	Average	Average	1994	Multi-unit	
R030353	2/28/2013	\$229,000	\$229,000	\$190.67	5 ST ANDREWS CIR	1,201			247	Average	Average	1992	Multi-unit	
MOUNTAIN WEST VILLAS														
R042187	2/12/2014	\$450,000	\$489,150	\$460.59	32 ST ANDREWS CIR UNIT 2	1,062	700		264	Average	Average	2000	Triplex	
POWDERVIEW AT THE GREENS														
R025258	3/25/2014	\$212,000	\$226,755	\$275.52	251 SLATE RIVER DR UNIT 9	823				Average	Average	1985	Multi-unit	COVERED PARKING
R025254	10/18/2013	\$194,100	\$224,477	\$272.75	251 SLATE RIVER DR UNIT 5	823				Average	Average	1985	Multi-unit	COVERED PARKING
POWDERVIEW Duplex TOWNHOMES														
R015553	12/6/2013	\$369,500	\$414,468	\$219.53	49 POWDERVIEW DR UNIT 6	1,888			282	Average	Average	1984	Multi-unit	
R017771	7/11/2013	\$322,000	\$389,201	\$261.03	49 POWDERVIEW DR UNIT 5	1,491			270	Average	Average	1984	Multi-unit	
R017770	11/23/2011	\$274,800	\$384,720	\$258.03	49 POWDERVIEW DR UNIT 3	1,491			270	Average	Average	1984	Multi-unit	
SKYLAND LODGE														
R017644	9/6/2011	\$84,000	\$117,600	\$200.68	350 COUNTRY CLUB DR UNIT 311-A	586				Average	Average	1984	Multi-unit	
R017610	11/21/2013	\$88,500	\$100,810	\$172.03	350 COUNTRY CLUB DR UNIT 201-A	586				Average	Average	1984	Multi-unit	
R017630	12/18/2012	\$72,000	\$95,789	\$215.26	350 COUNTRY CLUB DR UNIT 221-A	445				Average	Average	1991	Multi-unit	
R017632	8/28/2013	\$73,500	\$87,561	\$149.42	350 COUNTRY CLUB DR UNIT 223-A	586				Average	Average	1984	Multi-unit	
R017651	5/22/2014	\$82,500	\$85,371	\$150.30	350 COUNTRY CLUB DR UNIT 402-A	568				Average	Average	1990	Multi-unit	
R017618	4/25/2014	\$62,900	\$66,183	\$148.73	350 COUNTRY CLUB DR UNIT 209-A	445				Average	Average	1984	Multi-unit	
R017600	3/29/2012	\$39,500	\$55,300	\$124.27	350 COUNTRY CLUB DR UNIT 102-A	445				Average	Average	1984	Multi-unit	
TROPHY CLUB														
R015528	10/10/2012	\$154,000	\$210,241	\$148.48	10 GARLAND DR UNIT 3	1,416			325	Average	Good	1995	Fourplex	

						INVENTORY AT TIME OF SALE									
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BUCKHORN RANCH															
STALLION PARK															
R070609	8/28/2013	\$149,700	\$178,338	\$201.74	212 AVION DR UNIT 102 CIMARRON	884			287	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070603	4/1/2013	\$125,000	\$157,613	\$178.29	180 AVION DR UNIT 202 DARTMOOR	884			319	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070606	3/26/2013	\$120,000	\$153,384	\$173.51	45 ELK VALLEY RD UNIT 201 FOXTROT	884			299	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070607	12/11/2012	\$115,000	\$152,996	\$173.07	45 ELK VALLEY RD UNIT 202 FOXTROT	884			319	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R043931	2/25/2013	\$115,000	\$148,994	\$168.93	216 AVION DR UNIT 102 APACHE	882			294	Average	Average	2005	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070604	3/26/2013	\$115,000	\$146,993	\$166.28	45 ELK VALLEY RD UNIT 101 FOXTROT	884			286	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070613	11/16/2012	\$108,800	\$146,641	\$165.88	214 AVION DR UNIT 102 BAVARIAN	884			287	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070605	3/15/2013	\$114,300	\$146,098	\$165.27	45 ELK VALLEY RD unit 102 FOXTROT	884			287	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R043932	6/29/2012	\$85,000	\$119,000	\$134.92	216 AVION DR UNIT 201 APACHE	882			311	Average	Average	2005	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070600	6/28/2012	\$85,000	\$119,000	\$134.62	180 AVION DR UNIT 101 DARTMOOR	884			286	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070601	6/28/2012	\$85,000	\$119,000	\$134.62	180 AVION DR UNIT 102 DARTMOOR	884			287	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070602	6/29/2012	\$85,000	\$119,000	\$134.62	180 AVION DR UNIT 201 DARTMOOR	884			299	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070612	6/28/2012	\$85,000	\$119,000	\$134.62	214 AVION DR UNIT 101 BAVARIAN	884			286	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070614	6/28/2012	\$85,000	\$119,000	\$134.62	214 AVION DR UNIT 201 BAVARIAN	884			299	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
R070615	7/6/2012	\$85,000	\$119,000	\$134.62	214 AVION DR UNIT 202 BAVARIAN	884			319	Average	Average	2006	Multi-unit	DEED RESTRICTED - AFFORDABLE HOUSING	
CRESTED BUTTE SOUTH															
ASPEN GROVE															
R041346	7/3/2013	\$230,000	\$278,001	\$203.96	24 ENDNER PL UNIT B	1,363			242	Fair	Average	2000	Duplex		
BROOKSIDE															
R028025	5/20/2014	\$175,000	\$181,090	\$389.44	294 SHAVANO ST UNIT 2	465	495			Fair	Average	1981	Duplex		
CEMENT CREEK															
R015349	10/31/2012	\$99,900	\$136,383	\$219.27	117 CASCADILLA ST UNIT 1	622	578			Fair	Average	1980	Duplex		
R015299	12/12/2011	\$88,000	\$123,200	\$156.35	3 ELCHO AVE UNIT 3 EAST RIVER	788			242	Fair	Average	1982	Multi-unit		
R015304	2/6/2013	\$85,000	\$110,126	\$139.75	3 ELCHO AVE UNIT 8 EAST RIVER	788			242	Fair	Average	1982	Multi-unit		
R025015	3/18/2013	\$49,900	\$63,782	\$63.72	3 ELCHO AVE UNIT 9 EAST RIVER	1,001			493	Fair	Average	1982	Multi-unit		
DIAMOND															
R042070	9/6/2011	\$55,000	\$77,000	#DIV/0!	344 CASCADILLA ST UNIT 2	0	913			Average	Average	1999	Duplex		
DOUBLETOP CLUSTER															
R015332	9/16/2013	\$135,000	\$158,477	\$84.57	217 GILLASPEY AVE UNIT 3	1,874				Fair	Average	1978	Fourplex		
R015333	10/11/2013	\$135,000	\$156,128	\$79.62	217 GILLASPEY AVE UNIT 2	1,961				Fair	Average	1978	Fourplex		
FIRST LIGHT															
R015295	7/28/2011	\$84,900	\$118,860	\$118.03	302 HAVERLY ST UNIT 3	1,007				Fair	Average	1978	Fourplex		
						INVENTORY AT TIME OF SALE									

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GLACIER														
R015335	6/8/2012	\$64,000	\$89,600	\$132.54	145 TEOCALLI RD UNIT 2	676				Fair	Average	1980	Fourplex	
JASON														
R015311	9/13/2012	\$77,000	\$106,460	\$114.23	432 CASCADILLA ST UNIT 3	932				Fair	Average	1979	Fourplex	
R015309	5/29/2013	\$84,000	\$104,454	\$112.08	432 CASCADILLA ST UNIT 1	932				Fair	Average	1979	Fourplex	
R015312	6/11/2013	\$75,000	\$91,958	\$98.67	432 CASCADILLA ST UNIT 4	932				Fair	Average	1979	Fourplex	
KENNEBEC														
R041917	6/28/2013	\$230,000	\$282,003	\$171.64	166 CASCADILLA ST UNIT A	1,643				Average	Average	2001	Duplex	
LARKSPUR														
R015481	1/15/2014	\$90,000	\$99,387	\$101.62	421 TEOCALLI RD UNIT B	978				Fair	Average	1979	Fourplex	
R015483	10/27/2011	\$65,700	\$91,980	\$93.29	421 TEOCALLI RD UNIT D	986				Fair	Average	1979	Fourplex	
MEADOW VISTA														
R044147	1/26/2012	\$243,000	\$340,200	\$187.54	311 CEMENT CREEK RD UNIT D	1,814	327	100	466	Good	Average	2005	Multi-unit	
R044148	4/21/2014	\$315,000	\$331,443	\$223.95	311 CEMENT CREEK RD UNIT E	1,480		587	511	Good	Average	2005	Multi-unit	
NORTH STAR														
R042477	5/13/2014	\$160,000	\$165,568	\$155.76	148 ELCHO AVE UNIT 20	1,063	497			Fair	Average	2002	Multi-unit	
R031348	11/23/2011	\$104,000	\$145,600	\$165.83	148 ELCHO AVE UNIT 7	878			220	Fair	Average	1993	Multi-unit	
R031343	7/18/2011	\$91,000	\$127,400	\$145.10	148 ELCHO AVE UNIT 2	878			220	Fair	Average	1993	Multi-unit	
R042474	9/12/2011	\$90,000	\$126,000	\$118.53	148 ELCHO AVE UNIT 17	1,063	518			Fair	Average	2002	Multi-unit	
R031345	10/10/2012	\$90,000	\$122,868	\$139.94	148 ELCHO AVE UNIT 4	878			220	Fair	Average	1993	Multi-unit	
R042469	1/18/2013	\$69,000	\$90,597	\$85.23	148 ELCHO AVE UNIT 12	1,063	518			Fair	Average	2002	Multi-unit	
POINT LOOKOUT TOWNHOUSES														
R026235	9/20/2011	\$73,000	\$102,200	\$135.19	45 BLACKSTOCK DR UNIT 3	756				Fair	Average	1981	Fourplex	
RED MOUNTAIN VISTA														
R041331	11/13/2012	\$180,000	\$242,604	\$150.50	148 TEOCALLI RD UNIT A	1,612			465	Average	Average	2000	Duplex	
R041332	8/16/2011	\$150,000	\$210,000	\$130.27	148 TEOCALLI RD UNIT B	1,612			465	Average	Average	2000	Duplex	
SUNHOUSE														
R027402	6/26/2012	\$224,000	\$313,600	\$181.90	104 BLACKSTOCK DR UNIT 1	1,724			220	Average	Average	1993	Duplex	
TREY VAN														
R015269	6/5/2012	\$237,500	\$332,500	\$180.71	36 ENDNER PL UNIT 1	1,840			241	Average	Average	1995	Triplex	
R031886	2/25/2012	\$185,000	\$259,000	\$134.90	36 ENDNER PL UNIT 2	1,920			241	Average	Average	1995	Triplex	