

SPRUCE VALLEY REAL ESTATE

What's Happening in Breckenridge?

Currently there are 113 Single Family Homes over \$1,000,000 for sale and 30 Single Family Homes over \$1,000,000 under contract in Breckenridge.

Averages for Single Family Homes Over \$1,000,000 in Breckenridge

	List Price	Sold Price	SqFt	Price/SqFt	Days on Market	Total Sales
2015 (ytd)	\$1,931,753	\$1,813,292	4,142	\$444	396	53
2014	\$1,773,807	\$1,660,203	4,384	\$382	287	89
2013	\$1,812,174	\$1,555,374	4,155	\$383	325	74
2012	\$1,675,652	\$1,660,819	4,686	\$355	385	73
2011	\$1,780,523	\$1,508,766	4,695	\$333	352	65

Building in Breckenridge

Currently there are 128 lots over \$400,000 for sale & 5 lots over \$400,000 under contract in Breckenridge

Average Land Sales Over \$400,000 in Breckenridge

	List Price	Sold Price	Days on Market	Total Sales
2015 (ytd)	\$1,310,950	\$1,206,250	635	20
2014	\$934,789	\$818,842	885	19
2013	\$897,695	\$792,661	116	22
2012	\$699,000	\$695,000	46	21
2011	\$742,111	\$642,111	459	9

Currently in Breckenridge 18 homes have sold, 9 homes are pending and 51 homes for sale for \$2,000,000 or more.

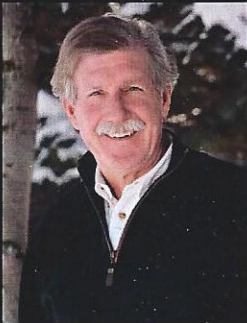
All Summit County MLS Listings, one site.
www.PTbreck.com

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A TRADITION OF TRUST AND RESULTS SINCE 1979...



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Hello neighbor! Thank you for allowing us to share our real estate expertise with you. We have been selling Breckenridge Real Estate since the early '70s (Jeff in 1972 and John in 1971). We have helped enable Breckenridge grow into the resort it is today. Our expertise and enthusiasm for Breckenridge Real Estate has given us success in helping others achieve their unique mountain lifestyle. We are happy to share our knowledge with friends and neighbors and would be honored to guide any or all of you with your real estate needs.

What's Happening in Spruce Valley Ranch?

In 2015 there are 4 properties for sale and 1 under contract in SVR

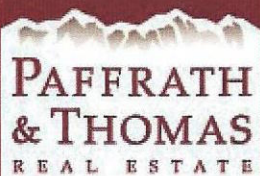
Lot #	List Price	Sold Price	Bed/Bath	SqFt	Lot Acres
43	\$529,000	Active	Vacant Lot	n/a	4.02
7	\$2,195,000	Active	5/5.5	5,226	2.10
23	\$2,695,000	Active	5/5.5	6,180	2.80
8	\$5,900,000	Active	7/8.5	9,413	2.10
4	\$2,300,000	Pending	4/4.5	3,204	2.75

Averages for sales in the last 5 years in SVR

Year	Average Sold Price	Lot #	SqFt	Days on Market
2014	\$1,900,000	6, 15, 21, 27	4,246	357
2013	\$1,500,000	2	4,814	284
2012	\$2,409,800	1, 9, 12, 29, 33	5,756	684
2011	\$1,527,000	13, 32, 35, 37, 40	6,036	606
2010	n/a	n/a	n/a	n/a

Paffrath & Thomas are the Breckenridge Luxury Property Experts.

For clarification and further details on the market call us TODAY!



Data Source: 2015 Summit MLS, Inc. All reported sales were not necessarily listed or sold by broker and are intended only to show trends in the area.