



# Mountain Communities Report

## Summary of Market Momentum: 2020

County	% Change: Gross Sales Volume	Total Number of Transactions	% Change: Single Family Average Price	% Change: Multi-Family Average Price	Residential Median Price	Bank Sales % Gross Trans	New Construction % Gross Volume
DELTA	31.23%	1,170	8.54%	21.66%	\$265,000	0.60%	5.30%
EAGLE	53.28%	2,572	20.68%	23.03%	\$850,000	0.12%	7.81%
GARFIELD	40.75%	1,950	29.73%	9.20%	\$420,000	0.46%	6.28%
GRAND	39.03%	2,016	39.70%	11.11%	\$525,000	0.40%	10.86%
GUNNISON	61.74%	1,247	N/A	N/A	\$359,000	0.00%	N/A
LAPLATA	44.95%	2,310	14.68%	15.00%	\$445,500	0.52%	6.50%
MESA	5.41%	5,628	10.90%	6.37%	\$285,000	0.60%	11.91%
MONTROSE	24.59%	1,565	12.86%	14.81%	\$287,250	0.64%	9.76%
PITKIN	129.45%	1,028	55.02%	41.36%	\$2,450,000	0.10%	10.84%
ROUTT	48.52%	1,883	13.09%	20.06%	\$580,000	0.11%	6.52%
SAN MIGUEL	93.95%	811	25.80%	24.71%	\$1,377,500	0.00%	9.27%
SUMMIT	22.12%	2,800	9.82%	1.24%	\$685,000	0.00%	9.37%
Method of Comparison:	2020/2019	2020	2020/2019	2020/2019	2020	2020	2020

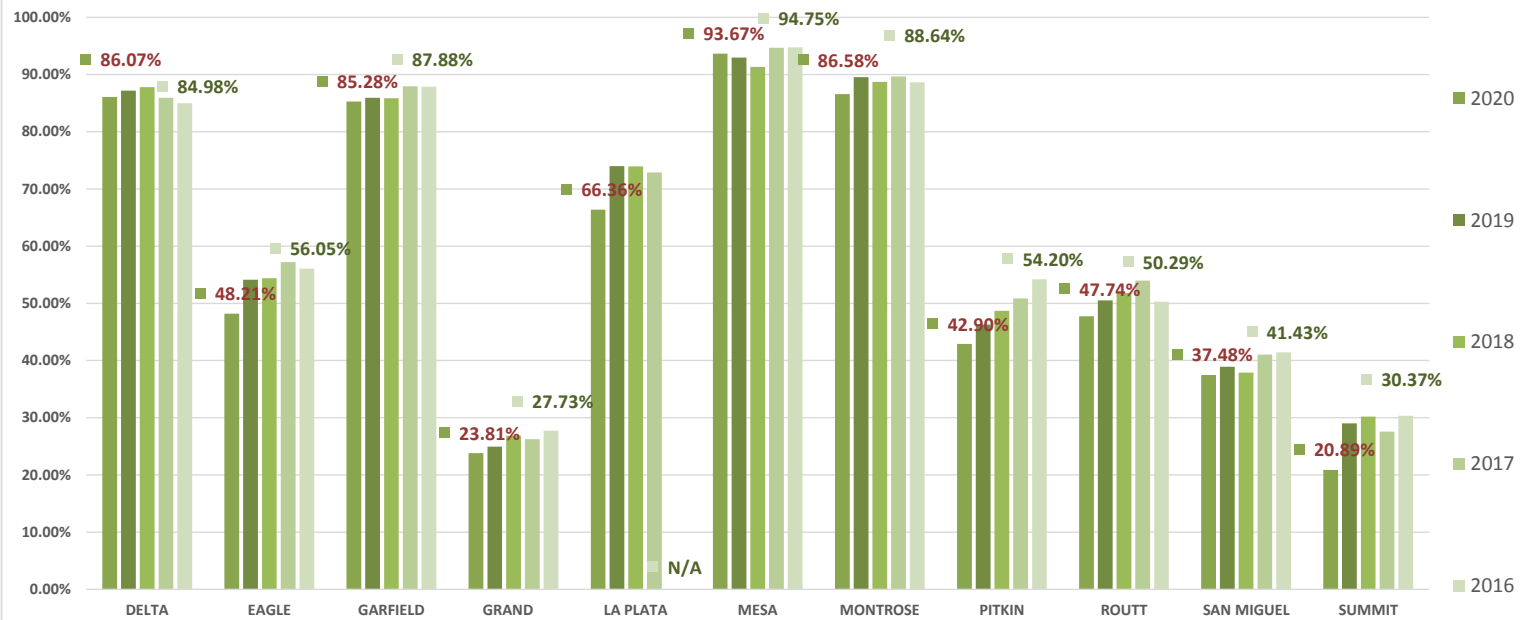
YR/YR: % Change from Prior Sales Year

Data is collected from the County Clerk & Recorder's & Assessor's Offices. Data is deemed reliable but not guaranteed.

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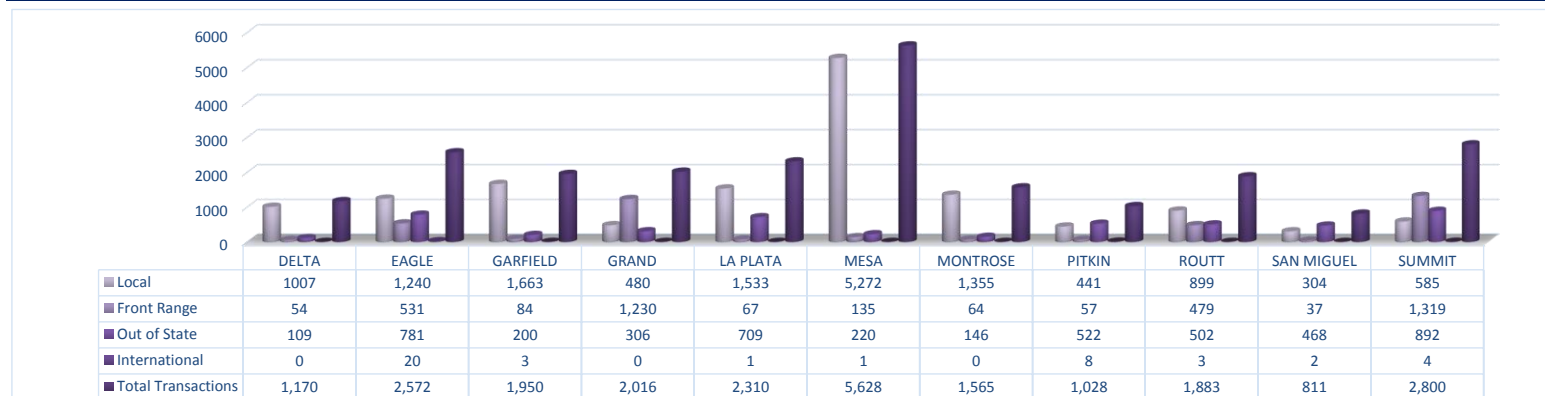
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## Historic Purchaser Momentum: Locals



Local Purchasers Percentage: Number of Overall Sales by Year

## Purchaser Abstract: 2020



Data is collected from the County Clerk & Recorder's & Assessor's Offices. Data is deemed reliable but not guaranteed.



# Community Comparison: 2019 - 2020

County	All Transaction Median Price			Average Residential Price			Average Residential Price PSF		
			%			%			%
	2019	2020	Change	2019	2020	Change	2019	2020	Change
DELTA	\$190,000	\$235,000	23.68%	\$262,729	\$301,380	14.71%	\$156.87	\$174.85	11.46%
EAGLE	\$643,000	\$675,000	4.98%	\$1,221,694	\$1,489,028	21.88%	\$529.44	\$598.48	13.04%
GARFIELD	\$326,500	\$350,000	7.20%	\$451,680	\$577,357	27.82%	\$226.66	\$253.99	12.06%
GRAND	\$332,000	\$357,000	7.53%	\$513,877	\$673,435	31.05%	\$331.73	\$362.41	9.25%
GUNNISON	\$304,500	\$330,000	8.37%	N/A	\$414,926	N/A	N/A	N/A	N/A
LAPLATA	\$347,250	\$365,000	5.11%	\$463,929	\$506,077	9.09%	\$246.78	\$273.77	10.94%
MESA	\$245,750	\$267,350	8.79%	\$286,817	\$318,985	11.22%	\$167.27	\$181.70	8.63%
MONTROSE	\$228,896	\$246,000	7.47%	\$293,950	\$334,349	13.74%	\$163.48	\$179.65	9.89%
PITKIN	\$800,000	\$1,260,000	57.50%	\$2,861,511	\$4,436,734	55.05%	\$1,079.70	\$1,333.87	23.54%
ROUTT	\$400,000	\$455,000	13.75%	\$731,251	\$866,527	18.50%	\$373.14	\$421.85	13.05%
SAN MIGUEL	\$472,500	\$660,000	39.68%	\$1,541,401	\$2,023,915	31.30%	\$756.48	\$823.59	8.87%
SUMMIT	\$570,000	\$618,250	8.46%	\$820,957	\$859,107	4.65%	\$497.23	\$529.85	6.56%

County	Number of Transactions			Number of Bank Sales			Number of New Unit Sales		
			%			%			%
	2019	2020	Change	2019	2020	Change	2019	2020	Change
DELTA	1023	1170	14.37%	15	7	-53.33%	38	53	39.47%
EAGLE	2019	2572	27.39%	5	3	-40.00%	202	218	7.92%
GARFIELD	1663	1950	17.26%	18	9	-50.00%	61	84	37.70%
GRAND	1759	2016	14.61%	8	8	0.00%	183	149	-18.58%
GUNNISON	902	1247	38.25%	N/A	0	N/A	N/A	N/A	N/A
LAPLATA	1777	2310	29.99%	11	12	9.09%	121	131	8.26%
MESA	5348	5628	5.24%	43	34	-20.93%	484	556	14.88%
MONTROSE	1406	1565	11.31%	10	10	0.00%	114	127	11.40%
PITKIN	702	1028	46.44%	4	1	-75.00%	6	48	700.00%
ROUTT	1388	1883	35.66%	3	2	-33.33%	46	86	86.96%
SAN MIGUEL	542	811	49.63%	3	0	-100.00%	16	24	50.00%
SUMMIT	2442	2800	14.66%	3	0	-100.00%	177	199	12.43%

**Please Note: Interval Unit transactions are not included in this Qtr./Qtr. Summary. All other transactions are utilized.**

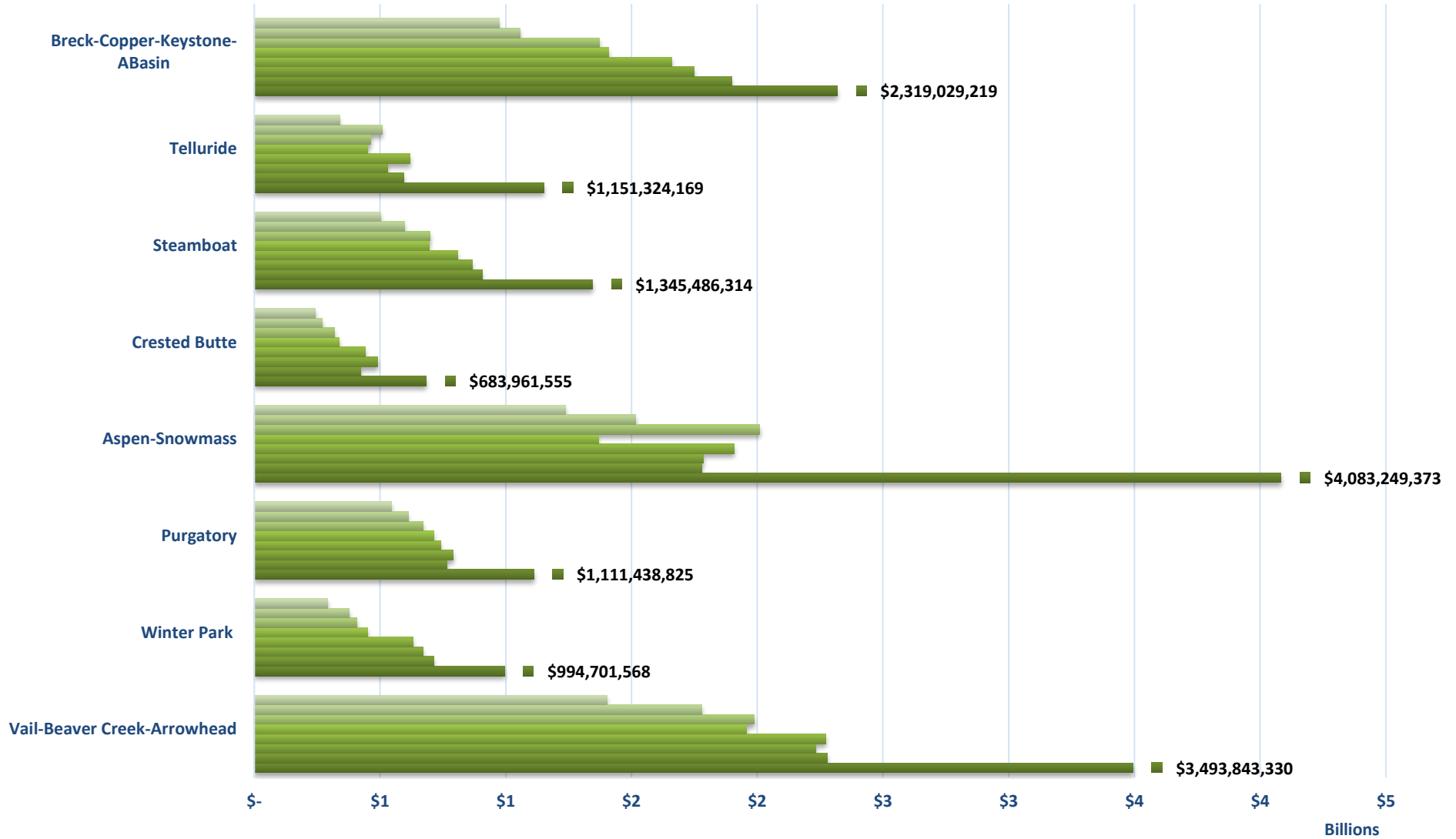
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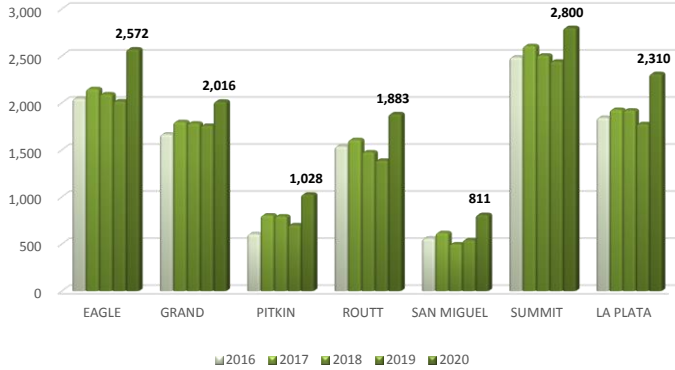
## Colorado Ski Resort Community Transaction Summary: Gross Volume 2013 - 2020



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## Resort Property Sales Trends

Number of Recorded Sales Transactions by County:  
5 Year History: 2016 - 2020

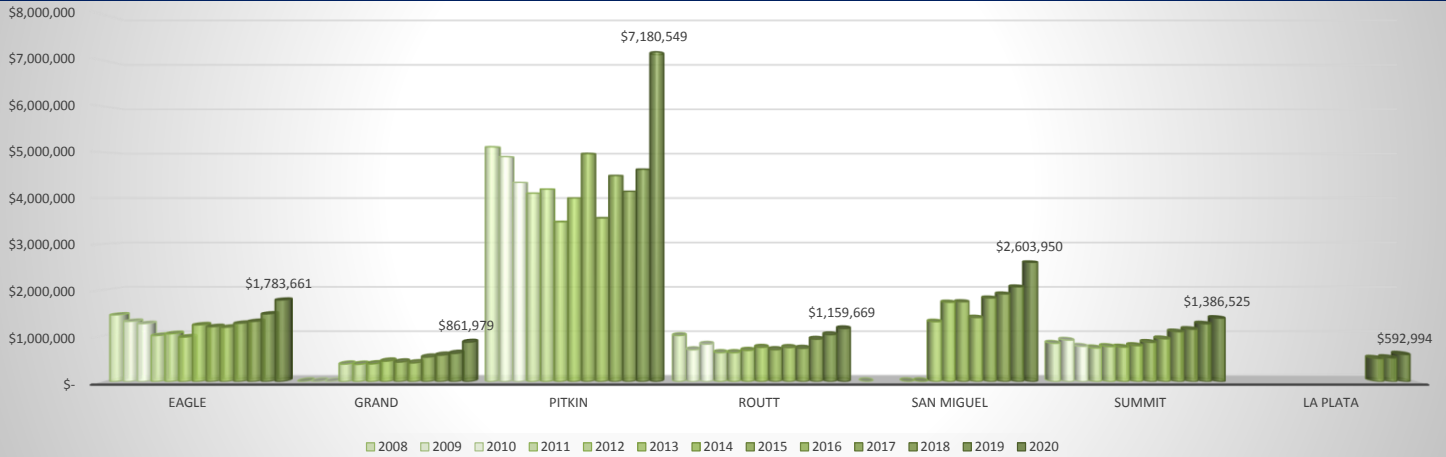


2020 vs. 2019 Average Price Per Square Foot Sales Summary:  
Single Family and Multi-Family Property Types

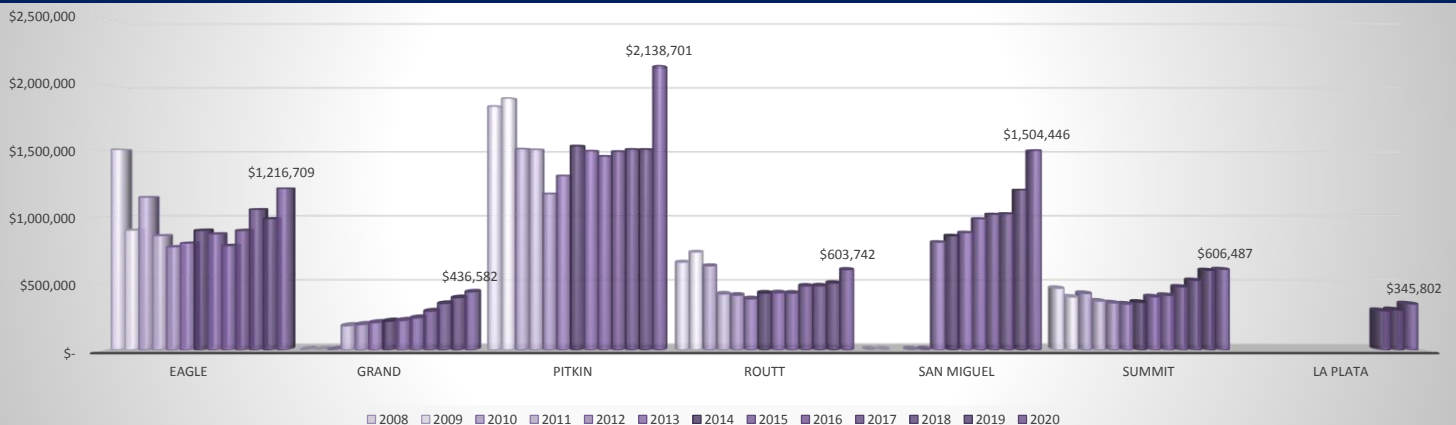
County	Average PPSF Single Family 2020	Average PPSF Single Family 2019	Average PPSF Multi Family 2020	Average PPSF Multi Family 2019
LA PLATA	\$267.80	\$244.84	\$269.89	\$252.71
SUMMIT	\$471.45	\$437.14	\$567.45	\$532.69
SAN MIGUEL	\$763.99	\$589.49	\$876.97	\$749.43
ROUTT	\$408.91	\$360.22	\$433.39	\$383.21
PITKIN	\$1,390.55	\$1,028.60	\$1,290.12	\$1,120.92
GRAND	\$329.34	\$293.81	\$403.54	\$375.15
EAGLE	\$471.28	\$417.98	\$715.94	\$630.23

■ Average PPSF Single Family 2020      ■ Average PPSF Single Family 2019  
■ Average PPSF Multi Family 2020      ■ Average PPSF Multi Family 2019

Average Sales Price for Single Family Residences by County: 2008 - 2020



Average Sales Price for Multi-Family Residences by County: 2008 - 2020



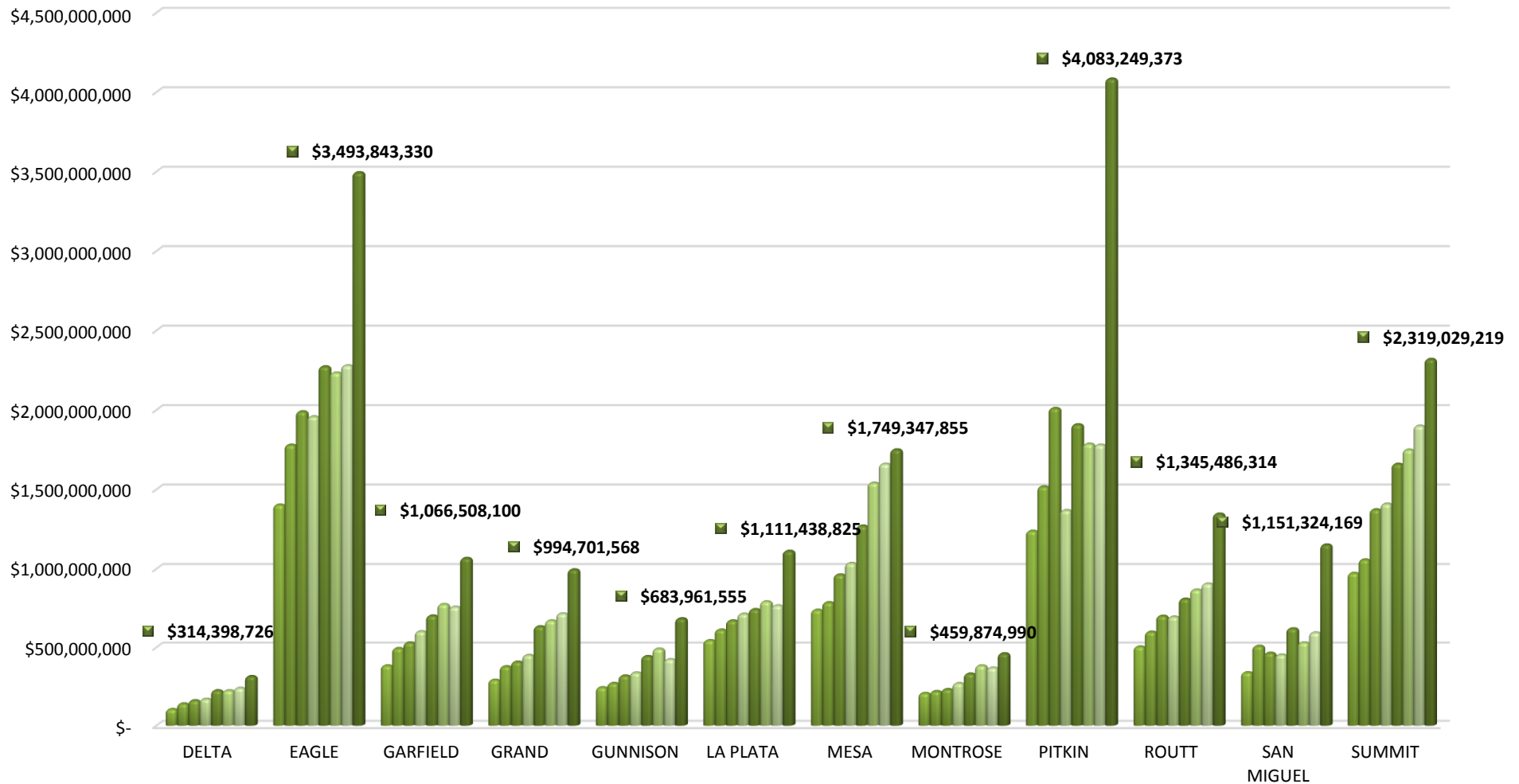
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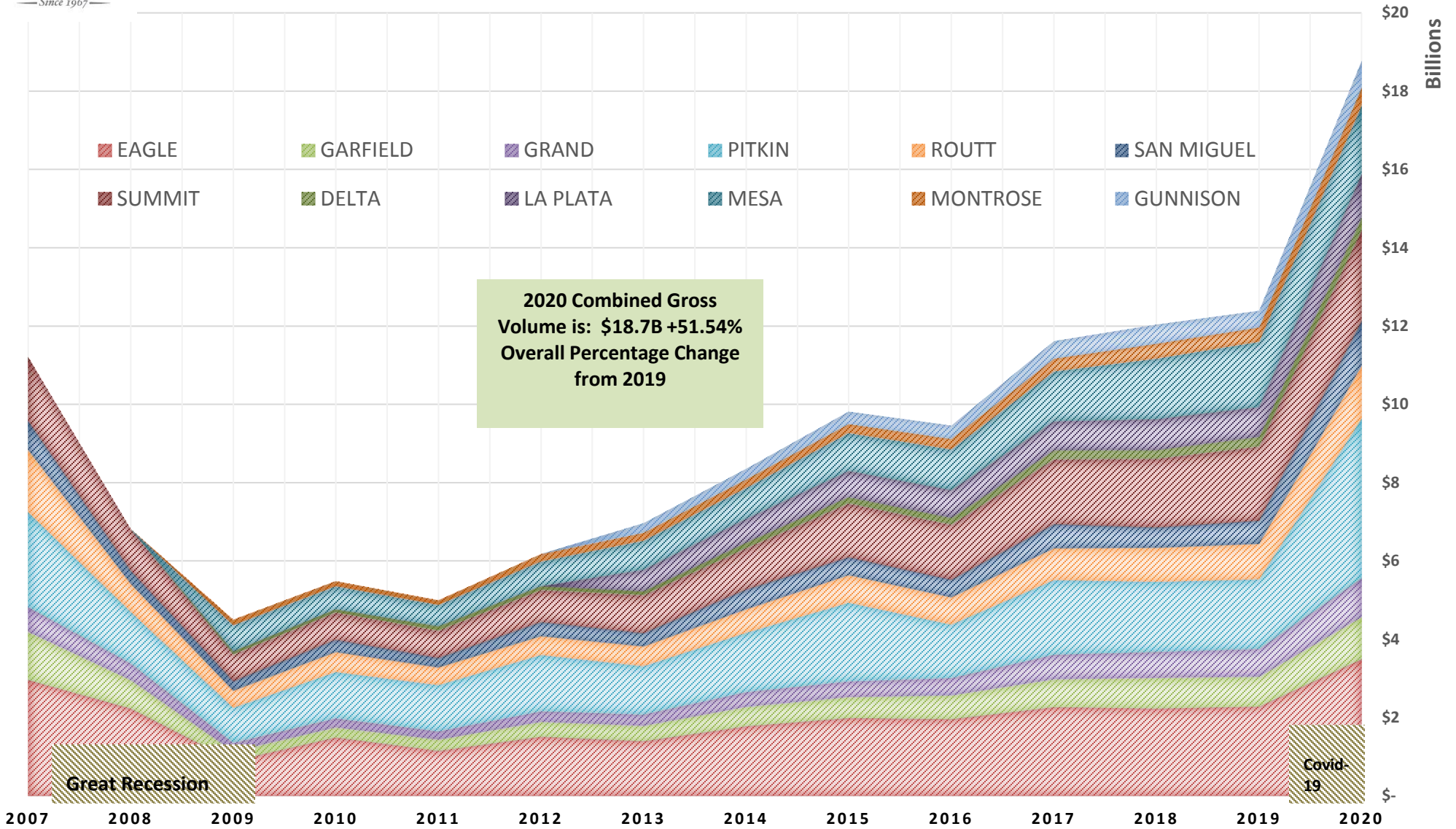
## Gross Sales Summary 2013 - 2020: All Transactions



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# Gross Volume - Economic Trends: 2007-2020



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