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## Market Analysis by Area

Summit County, Colorado

April, 2005

Area	\$ Volume Transactions	% of \$ Volume	# of Transactions	% of Transactions	Average \$ Sales Price
Blue River & South to County Line	\$2,403,000	2.54%	9	3.64%	\$267,000
Breckenridge	\$32,208,300	34.11%	71	28.74%	\$453,638
Breckenridge Golf Course	\$7,747,600	8.20%	17	6.88%	\$455,741
Central Summit County (non-town)	\$0	0.00%	0	0.00%	\$0
Copper Mountain	\$3,546,100	3.75%	12	4.86%	\$295,508
Corinthian Hills & Summerwood	\$0	0.00%	0	0.00%	\$0
Dillon Town & Lake	\$2,842,000	3.01%	7	2.83%	\$406,000
Dillon Valley	\$2,104,900	2.23%	12	4.86%	\$175,408
Farmers Corner	\$457,400	0.48%	2	0.81%	\$228,700
Frisco	\$8,647,800	9.16%	23	9.31%	\$375,991
Heeney	\$0	0.00%	0	0.00%	\$0
Keystone	\$10,063,900	10.66%	29	11.74%	\$347,031
Montezuma	\$701,000	0.74%	1	0.40%	\$701,000
North Summit County (rural)	\$3,150,600	3.34%	3	1.21%	\$1,050,200
Peak 7	\$460,000	0.49%	2	0.81%	\$230,000
Silverthorne	\$8,195,500	8.68%	16	6.48%	\$512,219
Summit Cove	\$2,494,700	2.64%	11	4.45%	\$226,791
Wilderness	\$5,883,600	6.23%	23	9.31%	\$255,809
Woodmoor	\$3,532,200	3.74%	9	3.64%	\$392,467
Misc. & Out of County	\$0	0.00%	0	0.00%	\$0
<b>TOTAL</b>	<b>\$94,438,600</b>	<b>100.00%</b>	<b>247</b>	<b>100.00%</b>	<b>\$382,343</b>

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