

1st Quarter Sales Comparison Year-to-Year

RESIDENTIAL

	Winter Park, Fraser & Tabernash	Granby	Lake Granby to Grand Lake
2005	285 / 63 / 43 (+26% / +23% / +16%)	138 / 19 / 12 (+15% / +11% / +20)	124 / 18 / 12 (0% / -14% / +9)
2006	312 / 67 / 53 (+9% / +6% / +23%)	202 / 15 / 9 (+46% / -21% / -16)	134 / 25 / 13 (+8% / +38% / +8%)
2007	430 / 60 / 44 (+37% / -10% / -16%)	203 / 24 / 15 (0% / +60% / +50%)	159 / 21 / 15 (+18% / -16% / +15)
2008	493 / 23 / 26 (+14% / -61% / -40%)	202 / 11 / 11 (0% / -54% / -26%)	154 / 8 / 5 (-3% / -61% / -66%)
2009	412 / 17 / 15 (-16% / -26% / -42%)	202 / 13 / 9 (0% / +18% / -18%)	158 / 11 / 7 (+2% / +37% / +40%)
2010	383 / 27 / 16 (-7% / +58% / +6%)	190 / 7 / 5 (-5% / -46% / -44)	155 / 17 / 9 (-2% / +54 / +28%)
2011	336 / 21 / 23 (-12.7% / -19% / +30%)	177 / 12 / 13 (-7% / +42% / +61%)	122 / 11 / 9 (-21% / -35% / even)

	Winter Park, Fraser & Tabernash	Granby	Lake Granby to Grand Lake
2005	\$22,086,990 (up 38%)	\$4,550,307 (up 14%)	\$3,615,900 (up 27%)
2006	\$27,627,229 (up 25%)	\$3,958,322 (down 13%)	\$4,063,050 (up 12%)
2007	\$24,826,821 (down 10%)	\$6,636,191 (up 67%)	\$5,378,700 (up 32%)
2008	\$17,005,677 (down 31%)	\$4,534,210 (down 31%)	\$1,437,000 (down 73%)
2009	\$6,558,500 (down 61%)	\$2,993,800 (down 33%)	\$1,652,500 (up 14%)
2010	\$9,026,600 (up 37%)	\$1,335,000 (down 55%)	\$2,518,375 (up 52%)
2011	\$10,309,700 (up 12%)	\$4,224,900 (up 168%)	\$2,155,500 (down 14%)

	Winter Park, Fraser & Tabernash	Granby	Lake Granby to Grand Lake
2005	\$513,651 (up 18%)	\$379,192 (down 4%)	\$301,325 (up 16%)
2006	\$521,268 (up 1%)	\$395,832 (up 4%)	\$312,542 (up 3%)
2007	\$564,246 (up 8%)	\$442,413 (up 11%)	\$358,580 (up 14%)
2008	\$654,064 (up 15%)	\$412,201 (down 6%)	\$287,400 (down 19%)
2009	\$445,000 (down 33%)	\$332,644 (down 19%)	\$236,071 (down 17%)
2010	\$403,500 (down 9%)	\$267,000 (down 19%)	\$279,819 (up 18%)
2011	\$448,248 (up 10%)	\$324,992 (up 18%)	\$239,500 (down 14%)

CONDOMINIUMS

	Winter Park, Fraser & Tabernash	Granby	Lake Granby to Grand Lake
2005	252 / 75 / 51 (-14% / +11% / -22%)	113 / 5 / 4 (+5% / -44% / +33%)	26 / 4 / 3 (+13% / +33% / 0)
2006	183 / 84 / 74 (-27% / +12% / +45%)	109 / 15 / 13 (-3% / +200% / +225)	26 / 2 / 2 (0 / -50% / -33%)
2007	251 / 78 / 52 (+37% / -7% / -29%)	103 / 43 / 12 (-5% / +186% / -7%)	23 / 4 / 3 (-11% / +50% / +50%)
2008	430 / 142 / 175 (*37) (+71% / +82% / +236)	78 / 10 / 10 (-24% / -76% / -16%)	25 / 1 / 1 (+8% / -75% / -66%)
2009	402 / 18 / 15 (-6% / -87% / -91%)	110 / 1 / 0 (+41% / - / -)	23 / 1 / 1 (-8% / 0 / 0)
2010	341 / 40 / 23 (-15% / +122% / +53%)	115 / 19 / 7 (+4% / + / +)	29 / 4 / 3 (+21% / +300% / +200)
2011	286 / 34 / 21 (-16% / -15% / -8%)	158 / 45 / 24* (+38% / +164% / +242%)	19 / 3 / 2 (-34% / -25% / -33%)

	Winter Park, Fraser & Tabernash	Granby	Lake Granby to Grand Lake
2005	\$10,666,200 (down 12%)	\$831,900 (up 84%)	\$1,004,000 (up 134%)
2006	\$21,200,143 (up 98%)	\$1,771,150 (up 112%)	\$358,000 (down 64%)
2007	\$14,273,073 (down 32%)	\$1,778,838 (even)	\$316,800 (down 11%)
2008	\$74,350,916* (up 420%)*	\$1,698,400 (down 4%)	\$217,500 (down 31%)
2009	\$3,818,200 (down 94%)	\$0 (%)	\$325,000 (up 49%)
2010	\$4,279,100 (up 12%)	\$1,564,165 (see below)	\$626,800 (up 93%)
2011	\$5,651,300 (up 32%)	\$2,540,900* (up 62%)	\$290,500 (down 53%)

	Winter Park, Fraser & Tabernash	Granby	Lake Granby to Grand Lake
2005	\$209,141 (up 13%)	\$207,975 (up 38%)	\$334,667 (up 134%)
2006	\$286,488 (up 36%)	\$136,242 (down 34%)	\$179,000 (down 46%)
2007	\$274,482 (down 4%)	\$148,236 (up 8%)	\$105,600 (down 41%)
2008	\$424,862* (up 54%)*	\$169,840 (up 14%)	\$217,500 (up 105%)
2009	\$254,547 (down 40%)	\$0 (%)	\$325,000 (up 49%)
2010	\$186,048 (down 26%)	\$223,452 (see below)	\$209,933 (down 35%)
2011	\$269,110 (up 44%)	\$105,871 (down 52%)	\$145,250 (down 30%)

Courtesy of:



REAL ESTATE
OF WINTER PARK
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This information was gathered from the Grand County Board of REALTORS Multiple Listing Service and represents

* In 2008 Intrawest released and sold condos in their two new buildings, Fraser Crossing and Founder's Point (FC/FP). This caused the dramatic increase of sales and prices in 2008. Not including FC/FP, during the 1st quarter of 2008 there would only have been 37 sold condos, a 29% decrease from 2007 and a 60% decrease from '08 to '09. Without the FC/FP closings, 1st quarter 2008 total Sold Volume would have been \$11,210,700 (a decrease of 21% from 2007, 2009 would have been down 70% from 2008). Average Sales Price for 1st quarter 2008 would have been \$302,992—up 9% from 2007, 1st quarter 2009 would have then been down 16%. Condo sales in the Granby area are seeing dramatic changes due to closings at Base Camp One and Aspen Meadows, and 70 bank-owned condo listings at the Inn @ Silver Creek.

