

September 2010: The Estin Report - Monthly Solds Statistics (27) ASP, WC, SMV, OSM

By Tim Estin 970-309-6163, Broker Assoc. Mason Morse Real Estate, www.EstinAspen.com

SINGLE FAMILY HOME SALES

MLS#	Status	Type*	St#	Street	Area	Sub/Loc	Under Contract Date	Sold Date	Sold \$/ Sq Ft	Sold Price	Ask \$/ Sq Ft	Ask Price	Orig. Price**	DOM***
SINGLE FAMILY - ASPEN (9)														
111079	C	SF	320	Hallam	01WE-Wes	WEnd	7/26/2010	9/1/2010	\$ 1,206	\$ 6,125,000	\$ 1,378	\$ 6,995,000	\$ 8,250,000	474
117495	C	SF	202	Monarch	01WE-Wes	WEnd	8/3/2010	9/7/2010	\$ 794	\$ 3,775,000	\$ 999	\$ 4,750,000	\$ 4,750,000	50
116985	C	SF	204	Monarch	01WE-Wes	WEnd	8/12/2010	9/20/2010	\$ 1,292	\$ 4,850,000	\$ 1,438	\$ 5,395,000	\$ 5,395,000	135
117774	C	SF	1595	Silver King	01WA-Wes	WestAsper	9/13/2010	9/17/2010	\$ 463	\$ 2,000,000	\$ 637	\$ 2,750,000	\$ 2,750,000	38
112318	C	SF	205	Glen Eagle	01WA-Wes	WestAsper	8/24/2010	9/29/2010	\$ 760	\$ 3,100,000	\$ 821	\$ 3,350,000	\$ 3,600,000	439
117542	C	SF	283	McSkimmir	01EA-East	Aspen Grov	8/16/2010	9/27/2010	\$ 1,009	\$ 7,400,000	\$ 1,090	\$ 7,995,000	\$ 7,995,000	69
109687	C	SF	134 1/2	Hopkins	01CC-Cent	None	7/29/2010	9/2/2010	\$ 1,059	\$ 2,100,000	\$ 1,437	\$ 2,850,000	\$ 3,400,000	561
111300	C	SF	220	Cooper	01CC-Cent	None	6/7/2010	9/17/2010	\$ 1,445	\$ 10,450,000	\$ 2,060	\$ 14,900,000	\$ 15,900,000	477
118336	C	SF	205	Spring	01CC-Cent	TwnSteAs	9/22/2010	9/22/2010	\$ 2,425	\$ 2,830,000	\$ 2,425	\$ 2,830,000	\$ 2,830,000	83
SINGLE FAMILY - SNOWMASS (5)														
113297	C	SF	1277	Faraway	02SV-Snow	RidgeRun	7/26/2010	9/1/2010	\$ 1,084	\$ 5,000,000	\$ 1,290	\$ 5,950,000	\$ 6,950,000	335
117615	C	SF	1248	Wood	02SV-Snow	WoodRun	7/30/2010	9/7/2010	\$ 627	\$ 2,995,000	\$ 627	\$ 2,995,000	\$ 2,995,000	42
114763	C	SF	1180	Horse Ranc	02SV-Snow	HorseRan	7/26/2010	9/8/2010	\$ 522	\$ 2,600,000	\$ 600	\$ 2,990,000	\$ 3,475,000	210
114285	C	SF	964	Faraway	02SV-Snow	RidgeRun	8/9/2010	9/20/2010	\$ 608	\$ 2,700,000	\$ 674	\$ 2,995,000	\$ 3,595,000	259
116997	C	SF	141	Spur Ridge	02SV-Snow	HorseRan	8/9/2010	9/30/2010	\$ 857	\$ 3,300,000	\$ 981	\$ 3,775,000	\$ 3,775,000	101

Information is from sources deemed reliable but cannot be guaranteed.

*Property Types: SF = Single Family Home; CO = Condo; CM = Commercial; SL = Single Vacant Lot; MH = Mobile Home

** Original Price = Often this number is misleading because it may only represent the original price as of that particular listing cycle, not the beginning price when first listed.

***DOM = estimated total Days on Market for this specific listing period. Additional research would have to be done to determine if actual DOM is more than one listing period.

Vacant Land Sales = none

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CONDOMINIUM SALES

MLS#	Status	Type*	St#	Street	Area	Sub/Loc	Under Contract Date	Sold Date	Sold \$/ Sq Ft	Sold Price	Ask \$/ Sq Ft	Ask Price	Orig. Price**	DOM***
CONDOS - ASPEN (9)														
117677	C	CO	611	West End	01CC-Cent	LittleNell	8/29/2010	9/29/2010	\$ 1,020	\$ 1,025,000	\$ 1,194	\$ 1,200,000	\$ 1,200,000	61
109536	C	CO	935	Hopkins	01CC-Cent	Gavilon	8/26/2010	9/28/2010	\$ 811	\$ 450,000	\$ 856	\$ 475,000	\$ 925,000	600
116989	C	CO	935	Hopkins	01CC-Cent	Gavilon	8/16/2010	9/27/2010	\$ 850	\$ 480,000	\$ 1,035	\$ 585,000	\$ 585,000	105
117089	C	CO	701	Monarch	01CC-Cent	Caribou	8/21/2010	9/17/2010	\$ 1,285	\$ 2,480,000	\$ 1,552	\$ 2,995,000	\$ 2,995,000	80
107225	C	CO	1034	Cooper	01CC-Cent	Chateau Ea	6/28/2010	9/15/2010	\$ 1,287	\$ 1,750,000	\$ 1,324	\$ 1,800,000	\$ 2,600,000	743
114351	C	CO	124	Durant	01CC-Cent	Aspen Tow	8/16/2010	9/15/2010	\$ 958	\$ 950,000	\$ 1,209	\$ 1,199,000	\$ 1,250,000	247
109043	C	CO	916	Hopkins	01CC-Cent	QueenVic	8/16/2010	9/15/2010	\$ 611	\$ 1,100,000	\$ 833	\$ 1,499,000	\$ 1,999,999	610
112907	C	CO	38750	Hwy 82	01WA-Wes	InnAtAsp	8/23/2010	9/13/2010	\$ 432	\$ 150,000	\$ 575	\$ 199,500	\$ 385,400	375
112908	C	CO	610	West End	01CC-Cent	Gant	8/9/2010	9/10/2010	\$ 1,274	\$ 1,325,000	\$ 1,394	\$ 1,450,000	\$ 1,675,000	374
ASPEN DUPLEX/TOWNHOME (2)														
106891	C	DP	1242	Snowbunn	01WA-Wes	SnowBunn	8/30/2010	9/21/2010	\$ 685	\$ 3,200,000	\$ 845	\$ 3,950,000	\$ 6,950,000	777
114778	C	DP	729	Bleeker	01CC-Cent	Creektree	8/31/2010	9/15/2010	\$ 1,206	\$ 3,100,000	\$ 1,360	\$ 3,495,000	\$ 3,995,000	281
CONDOS - SNOWMASS (2)														
109190	C	CO	30	Anderson	02SV-Snow	Stnbrdg	8/23/2010	9/30/2010	\$ 552	\$ 395,000	\$ 641	\$ 459,000	\$ 699,000	617
117662	C	CO	400	Wood	02SV-Snow	Crestwood	8/6/2010	9/22/2010	\$ 432	\$ 290,000	\$ 484	\$ 325,000	\$ 325,000	55

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Vacant Land Sales = none

SINGLE FAMILY HOME SALES

MLS#	Lv Ht SqFt	Bdrms	Ba	Hba	Built	Remodel	Lot SqFt	Garage	Garage SqFt	HOA \$	Taxes	Tax Yr
SINGLE FAMILY - ASPEN												
111079	5077	5	6	1	1888	2009	6000	2Car			\$ 12,429	2009
117495	4754.1	6	7	1	1884	2010	5156	2Car	484		\$ 2,507	2009
116985	3753	4	4	1	2010		3890	2Car			\$ 26,364	2009
117774	3742	5	3	0	1969		15400	2Car	596	\$ -	\$ 7,722	2009
112318	4081	5	3	0	1979		32361	2Car	627		\$ 7,859	2008
117542	7337	5	6	2	2007		22760	2Car	594	None	\$ 22,015	2010
109687	1983	3	3	0	1888	1996	3000	1Car	288	\$ -	\$ 7,796	2009
111300	7233	6	6	3	2008		8175	2Car	525		\$ 21,963	2009
118336	1167	2	1	0	1881	1965	6000	1Car			\$ 5,779	2009
SINGLE FAMILY - SNOWMASS												
113297	4612	4	4	1	2000		39716	2Car		\$ 75	\$ 11,309	2008
117615	4780	5	5	1	1982		60420	2Car	484	\$ 90	\$ 12,604	2009
114763	4983	5	6	2	1994	2002	54983	2Car	600	\$ 190	\$ 11,357	2009
114285	4444	5	5	1	1980	2007	33639	1Car	378	\$ 90	\$ 8,989	2008
116997	3850	5	5	1	2004	2009	40511	2Car		\$ 195	\$ 10,159	2009

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CONDOMINIUM SALES

MLS#	Lv Ht SqFt	Bdrms	Ba	Hba	Built	Remodel	Lot SqFt	Garage	Garage SqFt	HOA \$	Taxes	Tax Yr
CONDOS - ASPEN												
117677	1005	3	2	0	1968	2006		0 None	0	\$ 1,836	\$ 3,342	2009
109536	555	1	1	0	1977	2007		0 None		\$ 937	\$ 1,742	2009
116989	565	1	1	0	1972	2010		0 None		\$ 1,012	\$ 1,782	2009
117089	1930	3	3	1	1973	2010		0 None		\$ 3,250	\$ 8,350	2009
107225	1360	3	2	0	1974			0 None	0	\$ 3,738	\$ 4,255	2008
114351	992	3	2	0	1968	2007		0 None		\$ 620	\$ 2,413	2010
109043	1800	3	2	0	1972			0 Assigned	0	\$ 2,174	\$ 5	2009
112907	347	0	1	0	1969	1997	347	None		\$ 535	\$ 638	2009
112908	1040	2	2	0	1972	2005		0 None	0	\$10,316/sem	\$ 2,764	2008
106891	4672	5	5	2	2008		15000	2Car	0	\$ -	\$ 13,448	2009
114778	2570	4	3	1	1979	2006		0 Assigned		\$ 300	\$ 6,797	2008
CONDOS - SNOWMASS												
109190	716	1	1	1	1969	2007		0 Assigned	0	\$ 7,885	\$ 1,602	2007
117662	672	1	1	0	1970			0 Common		\$ 10,739	\$ 1,444	2009

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