

3/4/2013

The Estin Report: Viceroy Snowmass Sales Dec 2012 - Mar 4, 2013

MLS#	Status	Type	St#	Unit#	Name	Sold Date	Sold Price	Sold \$/SqFt	Ask Price	Ask \$/SqFt	Orig Price	SqFt	Bdrm	Ba	Hba	Built	DOM	HOA Dues	Pmt	Taxes	TaxYr	
Sold: Studios and 1-Bdrms																						
128654	C	CO	130	424	Wood	2/21/2013	\$ 267,250	\$ 680	\$ 289,000	\$ 735	\$ 289,000	393	0	1	0	2010	71	\$ 9,664	Year	\$ 2,293	2012	
128007	C	CO	130	630	Wood	12/21/2012	\$ 436,050	\$ 769	\$ 459,000	\$ 810	\$ 459,000	567	1	1	0	2010	22	\$ 13,944	Year	\$ 3,253	2011	
128011	C	CO	130	430	Wood	12/27/2012	\$ 420,000	\$ 734	\$ 449,000	\$ 785	\$ 449,000	572	1	1	0	2010	15	\$ 14,067	Year	\$ 3,182	2011	
128170	C	CO	130	510	Wood	12/28/2012	\$ 248,000	\$ 644	\$ 259,000	\$ 673	\$ 259,000	385	0	1	0	2010	16	\$ 9,468	Year	\$ 1,835	2011	
128246	C	CO	130	730	Wood	1/7/2013	\$ 500,000	\$ 873	\$ 509,000	\$ 888	\$ 509,000	573	1	1	0	2010	26	\$ 14,092	Year	\$ 3,607	2011	
128280	C	CO	130	736	Wood	1/16/2013	\$ 279,300	\$ 716	\$ 294,000	\$ 754	\$ 294,000	390	0	1	0	2010	35	\$ 9,590	Year	\$ 2,083	2011	
128281	C	CO	130	739	Wood	1/16/2013	\$ 275,500	\$ 723	\$ 290,000	\$ 761	\$ 290,000	381	0	1	0	2010	35	\$ 9,371	Year	\$ 2,055	2011	
128282	C	CO	130	740	Wood	1/16/2013	\$ 508,212	\$ 875	\$ 534,960	\$ 921	\$ 534,960	581	1	1	0	2010	35	\$ 14,288	Year	\$ 3,791	2011	
128283	C	CO	130	738	Wood	1/16/2013	\$ 507,338	\$ 875	\$ 534,040	\$ 921	\$ 534,040	580	1	1	0	2010	35	\$ 14,263	Year	\$ 3,784	2011	
128298	C	CO	130	236	Wood	2/27/2013	\$ 214,159	\$ 544	\$ 229,000	\$ 581	\$ 229,000	394	0	1	0	2010	77	\$ 9,690	Year	\$ 1,623	2011	
128299	C	CO	130	226	Wood	2/27/2013	\$ 211,441	\$ 544	\$ 219,000	\$ 563	\$ 219,000	389	0	1	0	2010	77	\$ 9,567	Year	\$ 1,552	2011	
							Avg\$ = \$ 351,568	\$ 725														
Sold Two-Bdrm																						
128012	C	CO	130	428	Wood	12/19/2012	\$ 1,200,000	\$ 1,069	\$ 1,299,000	\$ 1,157	\$ 1,299,000	1123	2	2	0	2010	7	\$ 27,618	Year	\$ 9,205	2011	
Pending/Under Contract																						
128791	P	CO	130	509	Wood		\$ -	\$ -	\$ 252,000	\$ 655	\$ 252,000	385	0	1	0	2010	82	\$ 9,468	Year	\$ 2,365	2012	
128653	P	CO	130	714	Wood		\$ -	\$ -	\$ 609,947	\$ 893	\$ 609,947	683	1	1	0	2010	82	\$ 16,797	Year	\$ 4,624	2012	
128714	P	CO	130	721	Wood		\$ -	\$ -	\$ 859,000	\$ 891	\$ 859,000	964	2	2	0	2010	82	\$ 23,708	Year	\$ 5,920	2012	
128811	P	CO	130	433	Wood		\$ -	\$ -	\$ 389,000	\$ 659	\$ 389,000	590	1	1	0	2010	82	\$ 14,510	Year	\$ 3,442	2012	
128812	P	CO	130	436	Wood		\$ -	\$ -	\$ 284,000	\$ 732	\$ 284,000	388	0	1	0	2010	82	\$ 9,542	Year	\$ 2,264	2012	
128853	P	CO	130	432	Wood		\$ -	\$ -	\$ 1,199,000	\$ 1,173	\$ 1,199,000	1022	2	2	0	2010	82	\$ 25,133	Year	\$ 3,279	2012	
128880	P	CO	130	342	Wood		\$ -	\$ -	\$ 1,009,000	\$ 997	\$ 1,009,000	1012	2	2	0	2010	82	\$ 6,222	Quarterly	\$ 3,247	2012	
128881	P	CO	130	728	Wood		\$ -	\$ -	\$ 1,499,000	\$ 1,361	\$ 1,499,000	1101	2	2	0	2010	82	\$ 6,769	Quarterly	\$ 3,905	2012	
128884	P	CO	130	716	Wood		\$ -	\$ -	\$ 449,000	\$ 835	\$ 449,000	538	1	1	0	2010	82	\$ 3,308	Quarterly	\$ 1,734	2012	

Information is from sources deemed reliable but cannot be guaranteed.

DOM = Days on Market