

2009 Commercial Stand Alone Sales

sch#	nbhd	desc	property desc.	use	situs	bdg size	land size	sale date	sale price	time adj price	validity
R000539	301001	"A" Nbhd	Reide City bldg	retail	413 E HYMAN AVE	1580	1831	8/30/2007	\$3,000,000	\$2,594,000	Q/V
R442/443	301001	"A" Nbhd	Erickson Bldg	retail/resid.	431/535 E COOPER	11152	6500	2/20/2008	\$14,600,000	\$12,688,900	
R000348	301002	"B" Nbhd	Crystal Palace	rest/office	300 E HYMAN AVE	12650	6000	5/21/2008	\$8,900,000	\$7,851,600	Q/V
R001210	301002	"B" Nbhd	Grand Finale Bldg	retail	312 E HYMAN AVE	2226	3000	11/21/2007	\$4,000,000	\$3,458,800	Q/V
R000250	301003	"C" Nbhd	Susie's Consignment	retail	623 E HOPKINS AVE	961	6000	9/25/2007	\$3,750,000	\$3,242,600	Q/V
R000250	301003	"C" Nbhd	Susie's Consignment	retail	623 E HOPKINS AVE	448					
R000250	301003	"C" Nbhd	Susie's Consignment	retail	623 E HOPKINS AVE	1536					
R000339	301003	"C" Nbhd	Crandall bldg	mixed use	630 E Hyman	12016	6000	7/23/2009	\$4,600,000	\$4,353,400	Q - purchased for redevelopment
R000942	301003	"C" Nbhd	Hopkins St Venture	office	632 E Hopkins	5348	4500	5/17/2010	\$3,100,000	\$3,100,000	Q/V
R000229	301004	"D" Nbhd	Community Bank	office	210 N MILL ST	7129	5564	1/4/2008	\$7,750,000	\$6,701,400	sold to tenant
R000313	301005	"E" Nbhd	Dental Arts Bldg	office/res	420 W MAIN ST	3885	3720	9/25/2007	\$3,850,000	\$3,329,095	Q/V
R000313	301005				420 W MAIN ST		2280				
R005475	301006	"F" Nbhd	N. Mill St Bldg	mixed use	465 N MILL ST	20000	49901	6/19/2007	\$14,600,000	\$12,624,600	Q/V
R013742	303002	AABC	building only	mixed use	407 ABC	15900	n-a	10/16/2008	\$2,200,000	\$1,990,100	Q/V
R010715	303002	AABC	auto repair bldg	mixed use	311 ABC	7281	20900	12/15/2008	\$5,006,900	\$4,574,800	sold to Ski Co, paid premium
R009627	307010	Snowmass Village	Anderson ranch office	office	5131 Owl Creek Rd	7136	38110	5/29/2009	\$1,900,000	\$1,780,100	Sold to Aspen School Dist.
R015180	311002	Redstone Commercial	Redstone General Store	retail	292 REDSTONE BLVD	1480	9604	10/15/2007	\$465,500		Q/V
R006811	311003	Redstone Commercial	Redstone Cliffs	lodge	433 REDSTONE BLVD	5115	0	10/1/2007	\$1,263,000		Q/V
R006811	311003				433 REDSTONE BLVD						
Lodge Sales											
R000534	301101	Luxury Lodge	Hotel Jerome	lodge	330 E MAIN ST	113282	47400	5/24/2007	\$47,000,000		Q/V
R001427	301103	Moderate Lodge	Mountain House	lodge	905 E HOPKINS AVE	14481	12000	7/27/2007	\$7,960,000		Q/V
R001427	301103				905 E HOPKINS AVE						
R020218	301102	Very Good Lodge	Limelight	lodge	355 S Monarch	36917	134710	4/12/2010	\$33,833,673	\$33,495,300	Seller was in a must sell situation
Commercial Condo Sales											
sch#	nbhd	nbhd desc.	property desc.	use	situs	bdg size	sale date	sale price	time adj price	validity	\$/sq ft
multiple	301001.02	"A" Nbhd	Aspen Comm. Condos	mixed use	307 S. Mill St, Units A, B, C	3669	4/30/2010	\$5,100,000	\$5,049,000	Q V	\$1,376
R000259	301001.03	"A" Nbhd	Aspenhof, bsmt unit	restaurant	520 E COOPER AVE #RB1	3726	4/16/2008	\$2,499,900	\$2,194,400	Q/V	\$589
R000312	301001.12	"A" Nbhd	North of Nell	retail	E Durant	2256	7/7/2008	\$2,900,000	\$2,584,200	assemblage	\$1,145
R021389	301001.12	"A" Nbhd	North of Nell	retail	E Durant	1059	1/23/2009	\$1,425,000	\$1,369,000	Q/V	\$1,293
multiple	301001.14	"A" Nbhd	Park Place, 3 units	retail	408 S. Mill st	7258	9/24/2009	\$5,000,000	\$4,779,500	multi unit sale	\$659
R017206	301001.17	"A" Nbhd	Roaring Fork Condo	rest/night club	415 E HYMAN AVE #16	3588	9/26/2007	\$2,000,000	\$1,729,400	Q/V	\$482
R000299	301002.01	"B" Nbhd	Chat. Chaumont - bsmt	office	731 E Durant, unit 7-A	1451	12/17/2009	\$399,975	\$388,100	Q/V	\$267

