



Fraser, CO Sales | January - June 2025

Source of all data contained in this report is the Grand County Board of Realtors Multiple List Service (MLS). Information is deemed reliable but not guaranteed. All reported sales were not necessarily listed or sold by REWP; and these stats are intended only to show trends in the area.

SINGLE FAMILY HOMES

ADDRESS (SUBDIVISION)	BEDS BATHS	FINISHED TOTAL SQ FT	SOLD DATE	SOLD PRICE
1076 GCR 8 (Pine Mesa Cottages)	3 2	1,545 1,973	1/10/25	\$ 1,215,000.00
240 GCR 831 (Winter Park Ranch)	2 2	1,120 1,120.01	1/17/25	\$ 755,000.00
60 Campfire Lane (Rendezvous)	3 4	1,917 2,729	1/27/25	\$ 1,510,000.00
87 Byers View (Rendezvous)	4 5	5,175 6,186.7	1/31/25	\$ 4,900,000.00
158 Jack Frost Drive (Frosty Acres)	3 2.5	1,630 3,085	2/26/25	\$ 686,000.00
151 Revels Run (Reserve at Elkhorn Ridge)	5 6	4,878 7,114	3/3/25	\$ 3,190,000.00
1080 GCR 8 (Pine Mesa Cottages)	3 2	1,545 1,973	4/3/25	\$ 1,243,637.71
861 Mink Lane (Fraser-Ptarmigan)	2 2	1,400 2,365	4/4/25	\$ 890,000.00
1068 GCR 8 (Pine Mesa Cottages)	3 2	1,545 1,973	4/4/25	\$ 1,205,000.00
35 Reunion Lane (Rendezvous)	3 3	1,764 2,345	4/7/25	\$ 1,374,000.00
467 GCR 835 (Winter Park Ranch)	5 3.5	3,370 4,148	4/11/25	\$ 1,730,000.00
102 Fraser Avenue (Fraser-Eastom)	2 1	780 1,057	4/11/25	\$ 560,000.00
255 GCR 504 (Sky View Acres)	3 2	2,128 3,428	4/24/25	\$ 849,866.00
3920 GCR 8 (Diamond Bar T)	3 4	3,539.74 5,818	4/25/25	\$ 1,750,000.00
840 GCR 5001 (Metes & Bounds)	5 4	3,888 4,572	5/1/25	\$ 2,635,000.00
515 Pioneer Trail (Rendezvous)	4 4.5	4,001.5 6,336	5/5/25	\$ 3,000,000.00
208 Eisenhower Drive (Eternal Hills)	2 0.75	684 933	5/16/25	\$ 525,000.00
1058 GCR 8 (Pine Mesa Cottages)	3 3	1,666 2,146	5/16/25	\$ 1,350,000.00
27 Rifle Shot Trail (Cozens Meadow at Grand Park)	4 5	3,342 4,347	5/22/25	\$ 1,595,723.00
130 Jack Frose Drive (Frosty Acres)	3 2	1,792 4,802	5/26/25	\$ 900,000.00
1119 GCR 8032 (Reserve at Elkhorn Ridge)	3 3	2,535.73 4,661.45	5/30/25	\$ 2,150,000.00
124 Fraser Avenue (Fraser-Eastom)	2 1.5	1,152 1,432	5/30/25	\$ 572,000.00
1745 Pioneer Trail (Rendezvous)	4 3	3,486 4,102	6/6/25	\$ 2,600,000.00
838B Wapiti Drive (Glunk Minor)	6 5	2,801 3,920	6/10/25	\$ 1,760,000.00
24 Aspen View (Rendezvous)	4 4	2,430 3,815	6/30/25	\$ 1,770,000.00

TOWNHOMES / DUPLEXES

ADDRESS (SUBDIVISION)	BEDS BATHS	FINISHED TOTAL SQ FT	SOLD DATE	SOLD PRICE
7 Saddle Horn Way (Rendezvous)	4 4.5	2,335 3,080	1/2/25	\$ 1,372,212.00
32 Adventure Avenue (Rendezvous)	3 3.5	1,889 2,395	1/28/25	\$ 1,089,344.00
1250 GCR 8 (Mountain Homes at the Reserve Townhomes)	4 3	2,369.5 3,099.5	2/7/25	\$ 1,168,000.00
70 Mountain Flower Circle (Rendezvous)	2 2	1,431 1,631	2/12/25	\$ 959,000.00
20 Adventure Avenue (Rendezvous)	3 3.5	1,926 2,437	3/7/25	\$ 1,207,301.00
1254 GCR 8 (Mountain Homes at the Reserve Townhomes)	4 3	2,196.5 2,880.5	3/7/25	\$ 1,165,000.00
9 Saddle Horn Way (Rendezvous)	3 3.5	1,681 2,080	3/10/25	\$ 1,078,461.00
16 Riverwalk Place (Rendezvous)	2 2	1,246 1,406	3/13/25	\$ 867,500.00
445 Muse Drive (Byers View Townhomes)	2 2	1,152 1,536	3/21/25	\$ 625,000.00

Orange shading indicates that the property was either sold and/or listed by Real Estate of Winter Park.

145 Stagecoach Way (Rendezvous)	3 3.5	1,968.7 2,601.1	3/24/25	\$ 1,210,000.00
12 Saddle Horn Way (Rendezvous)	3 3.5	1,926 2,437	4/2/25	\$ 1,199,000.00
15 Saddle Horn Way (Rendezvous)	3 3.5	1,681 2,080	4/3/25	\$ 1,096,032.00
130 Homestead Loop (Rendezvous)	4 3.5	1,889 2,395	4/11/25	\$ 1,148,182.00
524 Sunriver Drive (Sun River Townhomes)	2 2	1,344 1,786.17	4/15/25	\$ 697,500.00
228 Mountain Willow Drive (Willows at Grand Park)	3 3	1,744 2,263	4/25/25	\$ 1,237,500.00
134 Homestead Loop (Rendezvous)	3 3.5	2,002 2,677	5/1/25	\$ 1,385,410.00
138 Lookout Point (Rendezvous)	3 3.5	1,764 2,555	5/2/25	\$ 1,291,000.00
127 Lookout Point (Rendezvous)	3 3.5	1,764 2,555	5/2/25	\$ 1,355,000.00
168 Lookout Point (Rendezvous)	3 3.5	1,558 2,108	5/16/25	\$ 1,195,000.00
248 Hay Meadow Drive (Meadows at Grand Park)	4 4.5	2,971 3,518	5/21/25	\$ 1,981,691.00
106 Homestead Loop (Rendezvous)	3 4	1,889 2,395	5/30/25	\$ 1,143,871.00
102 Homestead Loop (Rendezvous)	3 4	1,926 2,437	6/5/25	\$ 1,274,138.00
904 Wapiti Drive (Waterside)	3 3	1,485.5 1,893.5	6/6/25	\$ 767,500.00
693 Wapiti Drive (Ptarmigan Park Townhouses)	2 2.5	1,280 1,580	6/11/25	\$ 610,000.00
126 Homestead Loop (Rendezvous)	3 3.5	1,926 2,437	6/12/25	\$ 1,277,481.00
110 Homestead Loop (Rendezvous)	3 4	2,002 2,677	6/16/25	\$ 1,385,555.00

CONDOMINIUMS

ADDRESS (SUBDIVISION)	BEDS BATHS	FINISHED TOTAL SQ FT	SOLD DATE	SOLD PRICE
96 Meadow Creek Lane (Elk Creek Condominiums at Grand Park)	3 2	1,311 1,311	1/2/25	\$ 1,200,000.00
48 County Road 8500 (Winterstar Condos)	3 2.5	1,256 1,301	1/17/25	\$ 657,000.00
820 Ermine Lane (Four Seasons Condo)	2 2	1,005 1,057	2/3/25	\$ 570,000.00
18 GCR 838 (Meadow Ridge Lodges)	2 1	691.5 739.7	2/18/25	\$ 392,500.00
361 GCR 840 (Sterling Pointe Condominiums)	2 2	921.4 1,324	2/21/25	\$ 745,000.00
361 GCR 832 (Meadow Ridge Lodges)	2 2	859.6 940	2/21/25	\$ 525,500.00
905 GCR 834 (Lookout Village)	2 3	1,353 1,413	2/25/25	\$ 590,000.00
675 Wapiti Drive (Valley East Condo)	2 3	1,312 1,472	2/28/25	\$ 625,000.00
905 GCR 834 (Lookout Village)	2 3	1,194.2 1,365.4	3/13/25	\$ 640,000.00
15 Meadow Creek (Elk Creek Condominiums at Grand Park)	3 2	1,318.8 1,679.2	3/19/25	\$ 1,090,000.00
211 GCR 832 (Winterstar Condos)	3 3.5	1,629 1,983	3/26/25	\$ 840,000.00
261 GCR 804 (Winter Park Meadows)	1 1	287.3 287.3	3/27/25	\$ 265,000.00
233 GCR 8040 (Lakeview at Waterside West)	0 1	814 902	3/28/25	\$ 367,000.00
905 Cramner Avenue (Lookout Village)	2 2.5	1,353.2 1,473.2	3/31/25	\$ 637,500.00
64 GCR 8500 (Silvercrest)	2 2	834.5 962.1	4/4/25	\$ 447,000.00
444 GCR 832 (Meadow Ridge Lodges)	3 3	1,101.1 1,811.7	4/11/25	\$ 745,000.00
300 Sterling Way (Twin River Condo)	3 2	1,176.3 1,561.1	4/11/25	\$ 655,000.00
72 Meadow Creek Lane (Elk Creek Condominiums at Grand Park)	3 2	1,308 1,560	4/21/25	\$ 930,000.00
281 W. Meadow Mile (Sterling Point)	2 2	968 1,347	4/29/25	\$ 775,000.00
310 Cougar Avenue (Summit Trail Lodge Condominiums)	4 3.5	2,920 3,488	4/30/25	\$ 1,255,000.00
321 GCR 840 (Sterling Pointe Condominiums)	2 2	921.4 1,324.3	5/13/25	\$ 722,500.00
309 GCR 804 (Winter Park Lodge II)	2 1.7	792 792.2	5/15/25	\$ 454,000.00
83 GCR 8400 (Pines at Meadow Ridge Court)	3 3	1,191.5 1,271.9	5/23/25	\$ 675,000.00
299 GCR 804 (Winter Park Lodge II)	2 2	808 846	5/30/25	\$ 375,000.00
351 GCR 832 (Meadow Ridge Lodges)	3 3	1,101.1 1,811.7	6/26/25	\$ 660,000.00
299 GCR 804 (Winter Park Lodge II)	2 2	913 913.1	6/27/25	\$ 345,000.00
111 Cozens Pointe Circle (Cozens Pointe at Grand Park)	2 2	1,026 1,259.9	6/30/25	\$ 945,000.00

Orange shading indicates that the property was either sold and/or listed by Real Estate of Winter Park.