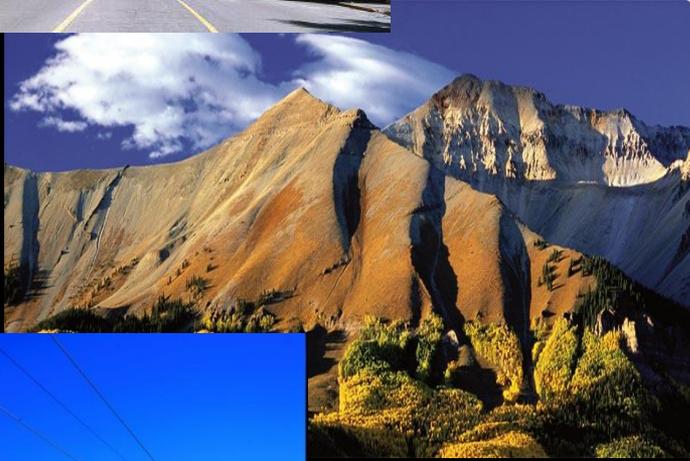


Significant Sales

REPRESENTED BY TELLURIDE SOTHEBY'S INTERNATIONAL REALTY



October 2015
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Truly special properties are different at every level, and require real estate services that are as well. Telluride Sotheby's International Realty takes great pride in presenting to the world unique places and their stories, and in using our innovative marketing tools, global network and relationships with discerning buyers to perfectly match time-honored properties with those who will appreciate them and give them new life.

Our agents have access to some of the most qualified buyers in the world. Allow us to show you some of the special properties that they have most recently successfully represented .

special properties around the region

108 BENCHMARK DRIVE, MOUNTAIN VILLAGE, CO | \$2,665,000

A perfect "cabin in the woods", located just a short walk of the Galloping Goose Ski Run. Wonderful log and stone home with big views, warm and inviting interiors, wood-burning fireplace, upgraded kitchen, media room. Bright and comfortable Master & Guest suite along with two other guest bedrooms. Walk to grocery store, gondola and post office. A nice family home for the price of a condominium. New landscaping, walkways, stain and stone.

Bill Fandel



TBD EAGLE'S NEST ROAD, PLACERVILLE, CO | \$2,820,000



The finest parcel at Brown Ranch and one of the most spectacular in the region. This was the first land to sell when Bill Carstens made his holdings available at Brown Ranch. 300 acres with panoramic views from Uncompahgre and Wetterhorn to the east, the Sneffels Range, Lizard Head, Wilson Peak, Dolores Peak, Little and Lone Cones to the west. Beautiful mix of open meadows, aspen and ponderosa forests, wildlife habitat and seasonal creek all in one of the most private and scenic settings in southwest Colorado. Call for a tour. Must be seen to be fully appreciated.

John Burchmore

ELK RIDGE ROAD, LOT 4, TELLURIDE, CO | \$2,400,000

Sunnyside Lot 4 is one of the very best lots in the Telluride region. Within approximately 12 minutes of Telluride and Mountain Village, this 35 acre parcel has a stunning 1+ acre level building site. Unmatched regional 360 degree views with all day sun. For anyone considering an out of Town homesite, this deserves a serious look.



Lars Carlson

618 MOUNTAIN VILLAGE BOULEVARD, UNIT 401, MOUNTAIN VILLAGE, CO | \$1,940,000



This top-floor, 4-bedroom Centrum penthouse is a study in refined rusticity. The 3,454 sq ft unit features high-end, luxury fixtures and appliances mixed expertly with earthy elements including a dry-stack native stone hearth, hardwood floors and hand-forged ironwork. Vaulted ceilings are framed by reclaimed hardwood timbers. The main level features two master suites along with an open plan living area offering spectacular views of Wilson Peak through a wall of windows that open to a sunny, southwest facing deck. An entertainment area and two guest suites/bunkrooms reside on the upper level. The secured elevator from the penthouse level to the private, heated parking garage or the lobby on the MV core offers quick access to shopping and restaurants and near immediate access to skiing.

Rick Fusting/ Peggy Raible

568 MOUNTAIN VILLAGE BOULEVARD, UNIT 530, MOUNTAIN VILLAGE, CO | \$1,890,000

*U*ncompromising, Full-Service, Slopeside Living...AT LAST! The Madeline Residences, Telluride's only four-diamond, full-service ownership opportunity, features beautifully finished and furnished residences with only the highest quality including granite countertops, beautiful new white pine flooring, travertine floors in the kitchens and baths, Wolf and SubZero kitchen appliances, Kohler Bath Fixtures, and AIR CONDITIONING! The open floor plan is welcoming and the outdoor patio maximizes your living space- you'll be amazed by the views and beauty surrounding you.

JJ Ossola/ Corie Chandler



209 ALDASORO ROAD, TELLURIDE, CO | \$1,835,000



*S*ituated on one of Aldasoro Ranches finest lots (one of the first to be purchased), featuring unobstructed views of iconic Wilson Peak, Sunshine Mountain and the rugged Sneffels range, this significant residence radiates quality while capturing the regions most remarkable vistas. Comprised of 5 bedrooms and 5 baths, this custom 5,498 square foot home features soaring art walls, hand crafted coiffured ceilings, meticulous stonework, outdoor hot tub, snow melt in entryway and hot tub patio, exercise room, caretaker residence, two car garage and elegant European design touches throughout.

Sally Puff Courtney

111 SAN JOAQUIN ROAD, UNIT 8, MOUNTAIN VILLAGE, CO | \$889,000

*F*antastic ski-in/ski-out 3BR penthouse at the Lorian. Great views to the north and west. Incredible master suite on the upper level with towering vaulted ceilings on the main level. Freshly remodeled and furnished. Easy walk to the gondola. Excellent amenities which include pool/hot tub, club room with pool table, work-out facility, and ski lockers.

JJ Ossola/ Sally Puff Courtney



124 EAST PACIFIC AVENUE, UNIT A, TELLURIDE, CO | \$510,000



*L*ocation. 1 block to downtown commercial corridor, 2 blocks to Town Park, gondola and River Trail. Clever 2 bedroom, 1.5 bath with bonus loft for storage or extra sleeping. Flex space for home office/extra sleeping. Wood flooring, granite counters, gas fireplace, stacked washer/dryer. Large deck with views to red rocks with western sun. Low HOA dues. 6 offstreet parking spaces for 9 units, first come first serve for the building, plus town resident on-street parking

Sally Puff Courtney

highlights from around the region...

- *TELLURIDE SIR* was involved in 28.9% of the total sales YTD.
- *TELLURIDE SIR* was involved in:
 - 39.2% of all Town of Telluride Condo sales YTD.
 - 26.3% of Town of Telluride single-family home sales YTD
 - 44.4% of all Mountain Village single-family home sales YTD.
 - 61.5% of all Mountain Village Condo sales YTD.
- *TELLURIDE SIR* has participated in 43.4% of the total dollar volume in sales YTD.

Anytime. Anywhere. Anyplace.

Access to all properties in the Telluride MLS



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from Telluride Sotheby's International Realty

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 - *View results in a list or interactive map*
 - *Explore detailed information on your selected listings*
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Seven offices throughout Telluride and Mountain Village

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