

Comparable Properties Sold



Address:	907 East Mountain Rd - Whiffletree	MLS #:	4315026
Town:	Killington	List \$:	\$84,000
State Zip:	VT, 05751	Closed \$:	\$79,000
County:	RutlandVT	DOM:	343
Vill/Dist/Loc:		Apx Fin Abv	652
Devel/Subdiv:	Whiffletree	Apx Fin Blw	0
Bedrooms:	2	Gar Capacity:	0
Total Baths:	1	Lot Acres:	0.00
Wtr Body Name:		Year Built:	1981
Water Acc Type:		List Date:	09/11/2013
District:		Sell Date:	09/15/2014
Style:	Contemporary	Original Price:	\$84,000
Basement:	None		

Very nicely decorated and updated 2-Bedroom 1-Bath Whiffletree condo overlooking the Killington Golf Course. The gas fireplace makes the heating efficient. Take the shuttle bus to and from Snowshed or ski back via the Edgemont ski trail across the street (short walk). The summer pool, tennis court and playground make this a very nice getaway. 2012 Electric - \$1,091; Propane - \$949.



Address:	695 East Mountain Road / Whiffletree Unit F2	MLS #:	4379371
Town:	Killington	List \$:	\$63,500
State Zip:	VT, 05751	Closed \$:	\$59,000
County:	RutlandVT	DOM:	16
Vill/Dist/Loc:		Apx Fin Abv	652
Devel/Subdiv:	Whiffletree	Apx Fin Blw	0
Bedrooms:	2	Gar Capacity:	0
Total Baths:	1	Lot Acres:	0.00
Wtr Body Name:		Year Built:	1978
Water Acc Type:		List Date:	08/19/2014
District:		Sell Date:	09/26/2014
Style:	Ground Floor	Original Price:	\$63,500
Basement:	Concrete		

Comfortable small starter unit. On-site laundry, pool, tennis and playground.



Address:	77 Booth Road	MLS #:	4313354
Town:	Killington	List \$:	\$625,000
State Zip:	VT, 05751	Closed \$:	\$580,000
County:	RutlandVT	DOM:	330
Vill/Dist/Loc:		Apx Fin Abv	3000
Devel/Subdiv:		Apx Fin Blw	0
Bedrooms:	3	Gar Capacity:	2
Total Baths:	3	Lot Acres:	4.60
Wtr Body Name:		Year Built:	1989
Water Acc Type:		List Date:	09/03/2013
District:		Sell Date:	09/26/2014
Style:	Contemporary	Original Price:	\$665,000
Basement:	Unfinished, Concrete		

Killington Post & Beam 3,000 sq.ft. Great Room (21 x 25 ft), open floor plan. Spacious dining area, cathedral wood ceiling with paddle fan, stone fireplace and hearth, easterly views on this 4.6 acre parcel. Breezeway with bluestone flooring, storage closets & Washer/dryer. Oversized 2 1/2 car garage (perfect for Snowmobile, ATV, kayaks, storage etc.) Master suite with jet-tub spa bath with greenhouse-styled windows plus shower stall. Large BR's & Baths. Maple



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Comparable Properties Sold



Address:	3E19 133 East Mountain	MLS #:	4354510
Town:	Killington	List \$:	\$49,900
State Zip:	VT, 05703	Closed \$:	\$44,500
County:	RutlandVT	DOM:	116
Vill/Dist/Loc:			
Devel/Subdiv:	MOUNTAIN GREEN	Apx Fin Abv	800
Bedrooms:	2	Apx Fin Blw	0
Total Baths:	2	Gar Capacity:	0
Wtr Body Name:		Lot Acres:	0.00
Water Acc Type:		Year Built:	1980
District:		List Date:	05/09/2014
Style:	Contemporary	Sell Date:	09/12/2014
Basement:	Slab	Original Price:	\$74,900

GREAT LOCATION PRICE TO SELL CONDO, NO PROPERTY DISCLOSURE



Address:	H Grand Hotel 144/146 Iii (Groves)	MLS #:	4334251
Town:	Killington	List \$:	\$34,900
State Zip:	VT, 05751	Closed \$:	\$31,000
County:	RutlandVT	DOM:	212
Vill/Dist/Loc:			
Devel/Subdiv:		Apx Fin Abv	873
Bedrooms:	1	Apx Fin Blw	0
Total Baths:	2	Gar Capacity:	0
Wtr Body Name:		Lot Acres:	0.00
Water Acc Type:		Year Built:	1998
District:		List Date:	01/29/2014
Style:	Contemporary	Sell Date:	09/24/2014
Basement:	None	Original Price:	\$34,900

Killington's Best Slopeside Address: Grand Resort unit 144/146 interval III. This is a one bedroom "H" style condo unit on the mountain side of the property; sleeps 8. Access skiing from your locker via the sky-bridge to the slopes. You have 13 weeks to use, rent or trade at RCI and Interval International Resorts when you join those programs. Subject to a Right of First Refusal.



Address:	97 Glazebrook Road	MLS #:	4376451
Town:	Killington	List \$:	\$279,000
State Zip:	VT, 05751	Closed \$:	\$260,000
County:	RutlandVT	DOM:	26
Vill/Dist/Loc:			
Devel/Subdiv:	Glazebrook	Apx Fin Abv	1665
Bedrooms:	3	Apx Fin Blw	0
Total Baths:	3	Gar Capacity:	0
Wtr Body Name:		Lot Acres:	0.00
Water Acc Type:		Year Built:	1986
District:	Woodstock School District	List Date:	08/06/2014
Style:	Townhouse	Sell Date:	09/25/2014
Basement:	Crawl Space, Interior Stairs, Unfinished	Original Price:	\$279,000

This is a spacious 3 bedroom, 2.5 bath townhouse located within a mile of Killington Resort. Well maintained unit which includes a large basement for storage, screened- in porch off living room and an additional screened- in porch off the master bedroom!! The unit includes a mudroom, wood burning fireplace, updated baths and new flooring; and the roofs have been replaced 5 years ago! Association amenities include tennis courts and a summer outdoor



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Comparable Properties Sold



Address:	27 Timberline At Sunrise	MLS #:	4340282
Town:	Killington	List \$:	\$229,000
State Zip:	VT, 05751	Closed \$:	\$210,000
County:	RutlandVT	DOM:	164
Vill/Dist/Loc:			
Devel/Subdiv:	Sunrise	Apx Fin Abv	1450
Bedrooms:	3	Apx Fin Blw	0
Total Baths:	2	Gar Capacity:	0
Wtr Body Name:		Lot Acres:	37.00
Water Acc Type:		Year Built:	1984
District:	Windsor Central	List Date:	03/07/2014
Style:	Contemporary, End Unit, Top Floor	Sell Date:	09/26/2014
Basement:	Unfinished, Concrete	Original Price:	\$244,000

Ski right from your door. Trailside at Sunrise. Connects into Bear Mountain, part of Killington. Top floor, end unit (extra window seat in the dining area), floor to ceiling brick fireplace. Unit is selling furnished and equipped.



Address:	206-H2 Glazebrook Rd	MLS #:	4371190
Town:	Killington	List \$:	\$200,000
State Zip:	VT, 05701	Closed \$:	\$185,000
County:	RutlandVT	DOM:	36
Vill/Dist/Loc:			
Devel/Subdiv:	Glazebrook	Apx Fin Abv	1047
Bedrooms:	2	Apx Fin Blw	0
Total Baths:	2	Gar Capacity:	0
Wtr Body Name:		Lot Acres:	20.00
Water Acc Type:		Year Built:	1987
District:		List Date:	07/15/2014
Style:	Townhouse	Sell Date:	09/19/2014
Basement:	Interior Stairs, Storage Space, Unfinished	Original Price:	\$200,000

Well maintained and nicely appointed 2 level town home with views of Killington! Unit is being sold furnished, has w/b fireplace, sauna, WP tub, washer, dryer, large basement for storage and back patio with views of K-1 and Ramshead! Tennis courts and heated pool. Roof and water heater replaced in 2013. Wonderful summer and winter use!



Address:	C-19 Old Mill Road	MLS #:	4336279
Town:	Killington	List \$:	\$179,000
State Zip:	VT, 05751	Closed \$:	\$160,000
County:	RutlandVT	DOM:	207
Vill/Dist/Loc:			
Devel/Subdiv:	Pinnacle	Apx Fin Abv	1500
Bedrooms:	3	Apx Fin Blw	0
Total Baths:	2	Gar Capacity:	0
Wtr Body Name:		Lot Acres:	10.00
Water Acc Type:		Year Built:	1985
District:		List Date:	02/08/2014
Style:	Contemporary	Sell Date:	09/26/2014
Basement:	None	Original Price:	\$187,000

Spacious two story three bedroom/den condominium on the top floor of the C building. Shuttle to and from ski resort and all night life activities. Great views! Open floor plan with cathedral ceilings, private balcony and gas fireplace. Outdoor swimming pool and tennis courts, indoor hot tub and sauna and steam. Low association fees, no assessments and great rental income potential. Sold fully furnished and equipped.



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Comparable Properties Sold



Address:	76 Woods Lane - A7	MLS #:	4369923
Town:	Killington	List \$:	\$160,000
State Zip:	VT, 05751	Closed \$:	\$143,500
County:	RutlandVT	DOM:	38
Vill/Dist/Loc:			
Devel/Subdiv:	Woods	Apx Fin Abv	1500
Bedrooms:	2	Apx Fin Blw	0
Total Baths:	3	Gar Capacity:	0
Wtr Body Name:		Lot Acres:	0.00
Water Acc Type:		Year Built:	1985
District:		List Date:	07/07/2014
Style:	Contemporary, Townhouse, Tri-level	Sell Date:	09/12/2014
Basement:	Slab	Original Price:	\$160,000

Nicely decorated two bedroom two and a half bath townhome overlooking picturesque pond at The Woods Resort and Spa. All furnishings are included in sale. Unit amenities include wood burning fireplace, sauna, whirlpool tub, wet bar, all window treatments and monogrammed Woods towels, sheets, and robes. Association amenities include indoor lap and soaking pool, hot tubs, steam room, sauna, fitness room, Hard-tru tennis courts, cable tv and internet.



Address:	175 Moon Ridge, Unit 4a	MLS #:	4318982
Town:	Killington	List \$:	\$149,900
State Zip:	VT, 05751	Closed \$:	\$135,000
County:	RutlandVT	DOM:	306
Vill/Dist/Loc:			
Devel/Subdiv:	MOON RIDGE TOWNHOUSES	Apx Fin Abv	1200
Bedrooms:	3	Apx Fin Blw	0
Total Baths:	2	Gar Capacity:	1
Wtr Body Name:		Lot Acres:	23.70
Water Acc Type:		Year Built:	1979
District:		List Date:	10/02/2013
Style:	Contemporary	Sell Date:	09/12/2014
Basement:	None	Original Price:	\$149,900

Southeast facing, 3-level, 3BR/2BA "end" townhouse-styled condo with 1-car garage, walk-in entry mud-room, oil baseboard heat, brick faced wood burning fireplace, 2 decks (south side) facing some of Killington ski trails. Furnished & equipped. Short ride to Killington, Pico and Skyship. Condo fee of \$275/mo. includes siding assessment. Hot water tank is tied to boiler for continuous hot water.



Address:	A HCP Grand Hotel 246 Iii (Lee)	MLS #:	4164044
Town:	Killington	List \$:	\$14,000
State Zip:	VT, 05751	Closed \$:	\$13,000
County:	RutlandVT	DOM:	817
Vill/Dist/Loc:			
Devel/Subdiv:	GRAND RESORT	Apx Fin Abv	418
Bedrooms:	0	Apx Fin Blw	0
Total Baths:	1	Gar Capacity:	0
Wtr Body Name:		Lot Acres:	1.00
Water Acc Type:		Year Built:	1998
District:		List Date:	06/08/2012
Style:	Contemporary	Sell Date:	09/24/2014
Basement:	Slab	Original Price:	\$15,000

Killington's Best Slopeside Address: Grand Resort unit 246 interval 3. This is a Studio A Handicapped style condo unit on the mountain side of the property; sleeps 2. Access skiing from your locker via the sky-bridge to the slopes. You have 13 wks to use, rent, trade at RCI resorts when you join RCI. Subject to a right of first refusal. \$2 million dollar renovation underway to the all the units.



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Comparable Properties Sold



Address:	229 Village Circle - Woods V20	MLS #:	4240105
Town:	Killington	List \$:	\$105,000
State Zip:	VT, 05751	Closed \$:	\$93,000
County:	RutlandVT	DOM:	414
Vill/Dist/Loc:			
Devel/Subdiv:	The Woods	Apx Fin Abv	960
Bedrooms:	2	Apx Fin Blw	0
Total Baths:	2	Gar Capacity:	0
Wtr Body Name:		Lot Acres:	100.00
Water Acc Type:		Year Built:	1986
District:		List Date:	05/22/2013
Style:	Contemporary, End Unit	Sell Date:	09/05/2014
Basement:	Slab	Original Price:	\$105,000

Great space for the price! This garden style condo has two bedrooms and two full baths. Sliders from the dining area lead to a nice patio for summer relaxation. This condo is conveniently located to the tennis courts and fully equipped spa and fitness center. In unit amenities include wood-burning fireplace, whirlpool tub, and new appliances. Association amenities include full access to a premier spa facility, firewood, cable tv and internet, trash pickup,



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