

FEATURED GUNBARREL LISTINGS



NEW LISTING

7276 Island Green Drive
4 Bedrooms, 4 Baths
4,362 Square Feet
Offered at \$987,000



NEW LISTING

7363 Poston Way
4 Bedrooms, 4 Baths
4,791 Square Feet
Offered at \$629,700



FOR SALE

7419 Old Mill Trail
4 Bedrooms, 4 Baths
4,172 Square Feet
Offered at \$897,700



FOR SALE

7306 Island Circle
4 Bedrooms, 4 Baths
5,490 Square Feet
Offered at \$830,000



2425 Canyon Boulevard #110
Boulder, CO 80302

**Attention Postmaster:
Time Sensitive Material**

PRESORTED
STANDARD
US POSTAGE
PAID
SAN DIEGO CA
PERMIT NO. 1600

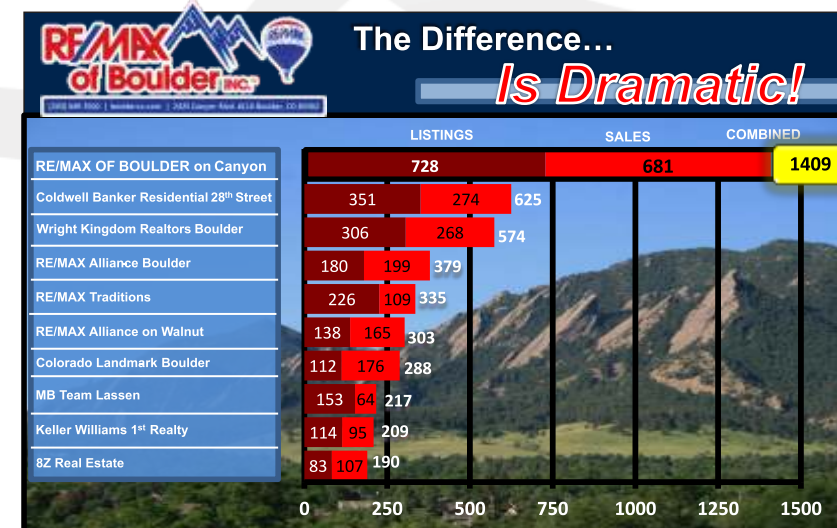


PRESENTED BY
Patrick Dolan Team
REALTORS®

303.441.5642
PatrickDolanTeam@gmail.com
www.GunbarrelLiving.com

Connect with us on [f](#) [t](#) [in](#)

Each office independently owned and operated.



TOP TEN OFFICES - RESIDENTIAL BOULDER & BROOMFIELD COUNTIES. Data taken from IRES MLS, January 6, 2015 for time period January 1, 2014 - December 31, 2014.
Residential Listings Sold are Single Family and Condos/Townhomes.
www.BoulderCO.com



GUNBARREL UPDATE

Prepared Especially for Thomas and Angela Stevenson

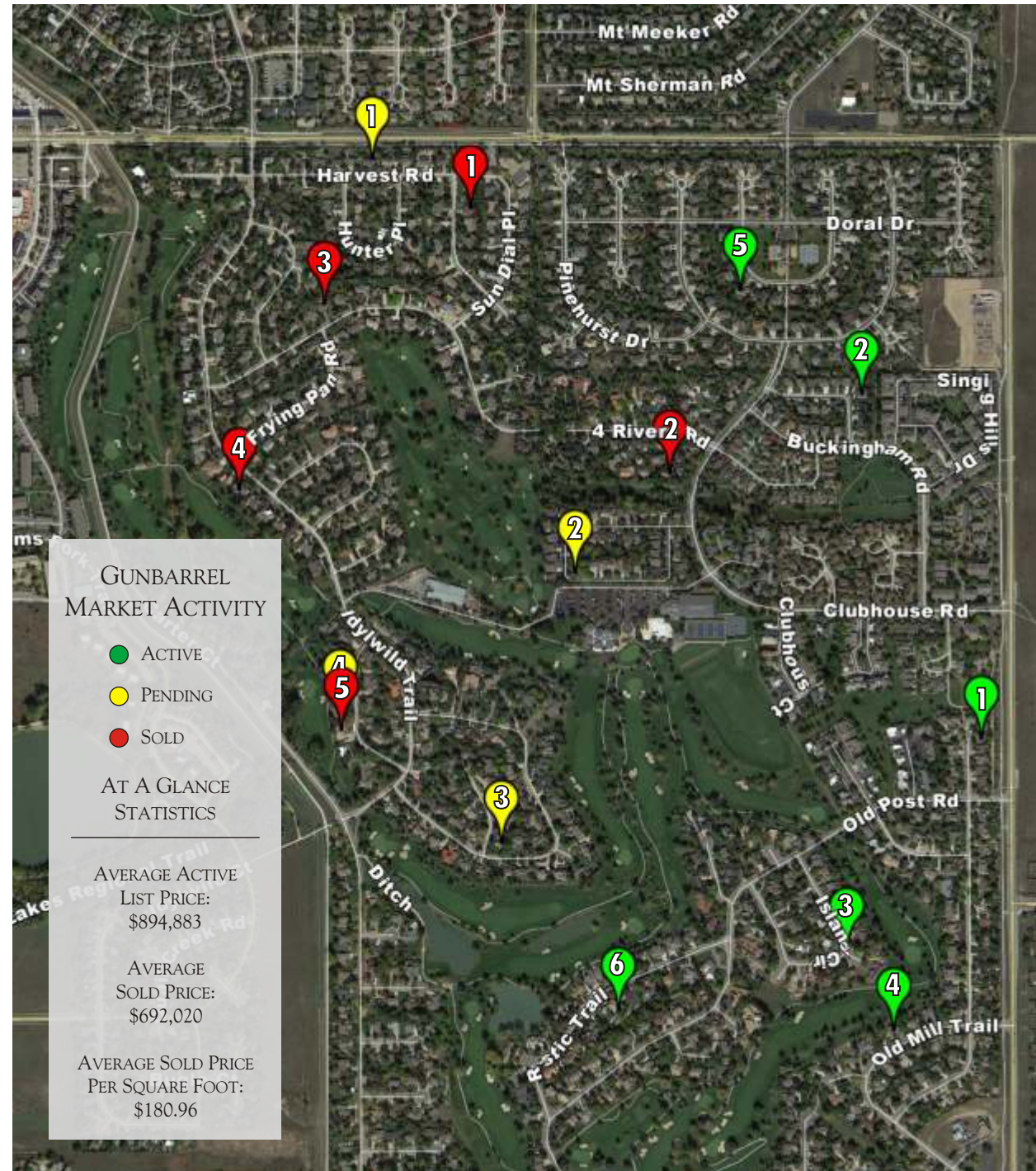
Real Estate Market Report
April 2015

THE SELLING SEASON IN GUNBARREL IS HEATING UP!

Six Gunbarrel homes sold in March, which ties for the busiest March Gunbarrel has had in over ten years!

If you would like to talk about the current real estate market, please CALL ME at 303.441.5642!

Patrick Dolan



A visual representation of the MLS data on the right. For more information or additional statistics, call me today.

GUNBARREL SINGLE FAMILY HOME REAL ESTATE ACTIVITY

APRIL 2015

| | ADDRESS | LISTING OFFICE | LIST PRICE | SOLD PRICE | SQ. FT. |
|--------------------------|-------------------------|----------------------------|----------------|--------------|---------|
| ● SOLD | | | | | |
| 1 | 5344 Lichen Place | Borg Real Estate | \$575,000.00 | \$636,100.00 | 4,232 |
| 2 | 7226 Four Rivers Road | RE/MAX of Boulder | \$670,000.00 | \$645,000.00 | 4,197 |
| 3 | 6919 Roaring Fork Trail | Coldwell Banker Res-Canyon | \$699,000.00 | \$670,000.00 | 3,979 |
| 4 | 5113 Idylwild Trail | Wright Kingdom | \$738,500.00 | \$710,000.00 | 4,208 |
| * 5 | 4893 Country Club Way | RE/MAX of Boulder | \$849,900.00 | \$799,000.00 | 3,030 |
| ● UNDER CONTRACT | | | | | |
| * 1 | 6955 Harvest | RE/MAX of Boulder | \$528,000.00 | | 3,251 |
| * 2 | 7130 Cedarwood Circle | RE/MAX of Boulder | \$539,900.00 | | 3,106 |
| 3 | 7021 Indian Peaks Trail | RE/MAX of Boulder | \$685,000.00 | | 2,300 |
| 4 | 4907 Country Club Way | RE/MAX of Boulder | \$819,000.00 | | 7,203 |
| ● ACTIVE LISTINGS | | | | | |
| 1 | 4878 Tanglewood Court | RE/MAX of Boulder | \$599,900.00 | | 2,726 |
| * 2 | 7363 Poston Way | RE/MAX of Boulder | \$629,700.00 | | 4,791 |
| * 3 | 7360 Island Circle | RE/MAX of Boulder | \$830,000.00 | | 5,490 |
| * 4 | 7419 Old Mill Trail | RE/MAX of Boulder | \$897,700.00 | | 5,490 |
| * 5 | 7276 Island Green Drive | RE/MAX of Boulder | \$987,000.00 | | 4,989 |
| 6 | 7164 Rustic Trail | RE/MAX Alliance-Boulder | \$1,425,000.00 | | 7,037 |

* Patrick Dolan represents the buyer and/or seller of these listings.

This representation is based on sales and data reported by multiple brokers/agents to the Association of Realtors® (AOR) and the IRES MLS for March 1st, 2015 through March 31st, 2015. Patrick Dolan, RE/MAX of Boulder Inc., and the RE/MAX Collection are not in any way affiliated with any Gunbarrel Owners Association, nor is this in any way an official advertisement or publication of Gunbarrel. © 2015 RE/MAX Collection. All rights reserved. Listings and sales may not be those of RE/MAX Collection. Neither the AOR nor the IRES MLS guarantees the accuracy of this data, which may not reflect all of the real estate activity in the area. If your home is currently listed with another REALTOR®, this is not intended as a solicitation.

Dear Thomas and Angela,

If you would like your home professionally marketed and featured in my publication, which is mailed to over 1,100 potential buyers every month, call me at 303.441.5642.



YOUR GUNBARREL REAL ESTATE SPECIALIST

Patrick Dolan

REALTOR®
RE/MAX of Boulder Inc.

303.441.5642

PatrickDolanTeam@gmail.com

www.GunbarrelLiving.com

Thomas and Angela,

If you are thinking of selling your home in Gunbarrel, please give me a call or send me an email to set up a time to discuss the market and how we may be of assistance.

Kind Regards,
Patrick



No One in the World Sells More Real Estate than RE/MAX!