

South Tahoe Association of REALTORS
Multiple Listing Service Statistics
Median Sold Prices by Area

AREA	1/31/2012	Avg DOM 1/12	Units Sold 1/12	1/31/2011	Avg DOM 1/11	Units Sold 1/11	% change in sold price
Al Tahoe	\$ 250,000	144	48	\$ 280,000	172	80	-10.7%
Bijou	\$ 209,900	147	98	\$ 264,000	114	72	-20.5%
Bijou 2	\$ 210,000	146	38	\$ 227,450	133	24	-7.7%
Black Bart	\$ 240,000	147	22	\$ 265,000	100	14	-9.4%
Christmas Valley 1	\$ 251,500	127	28	\$ 420,000	206	22	-40.1%
Christmas Valley 2	\$ 375,000	126	28	\$ 313,500	150	32	19.6%
Echo View Estates	\$ 330,000	65	6				
Country Club Estates/Elk's Club	\$ 340,500	158	44	\$ 450,000	167	42	-24.3%
Gardner Mountain	\$ 225,375	150	48	\$ 259,500	124	36	-13.2%
Heavenly Valley	\$ 355,000	252	52	\$ 455,650	168	40	-22.1%
Highland Woods	\$ 289,900	135	14	\$ 267,500	85	10	8.4%
Meyers	\$ 190,000	157	52	\$ 265,000	122	32	-28.3%
Montgomery Estates	\$ 400,000	161	74	\$ 475,000	188	78	-15.8%
N Upper Truckee 1	\$ 255,000	142	80	\$ 332,500	177	60	-23.3%
N Upper Truckee 2	\$ 401,250	132	16	\$ 440,000	121	40	-8.8%
Pioneer Trail	\$ 288,000	151	44	\$ 319,000	141	62	-9.7%
Pioneer Village	\$ 168,500	121	10	\$ 234,900	81	10	-28.3%
Sierra Tract	\$ 159,250	145	88	\$ 180,000	124	78	-11.5%
Sky Meadows	\$ 185,300	318	2	\$ 181,250	78	8	2.2%
Stateline	\$ 246,500	169	20	\$ 150,000	203	14	64.3%
Tahoe Island Drive	\$ 225,000	136	54	\$ 232,500	152	44	-3.2%
Tahoe Island Park	\$ 231,500	161	30	\$ 229,500	127	28	0.9%
Tahoe Keys	\$ 591,500	212	86	\$ 643,000	204	118	-8.0%
Tahoe Meadows				\$ 590,000	72	2	
Tahoe Paradise	\$ 266,000	149	54	\$ 374,950	128	68	-29.1%
Y Area	\$ 154,000	172	48	\$ 187,000	96	12	-17.6%

The above data is based on a 12 month period, from 2/1/11 - 1/31/12 compared to 2/1/10 - 1/31/11.

The price statistics are derived from all types of home sales -- new and existing, single-family detached dwellings. Movements in sales prices should not be interpreted as changes in the cost of a standard home. Median prices can be influenced by changes in cost, as well as changes in the characteristics and size of homes sold. Due to the low sales volume in some cities or areas, median price changes may exhibit unusual fluctuation.

Percentage appreciation/depreciation shown above is based on a twelve month period. Statistical Data provided by the South Tahoe Association of REALTORS Multiple Listing Service. Information is deemed reliable, but not guaranteed.