

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

AREA	3/31/2012	Avg DOM 3/12	Units Sold 3/12	3/31/2011	Avg DOM 3/11	Units Sold 3/11	% change in sold price
Al Tahoe	\$ 226,500	144	22	\$ 280,000	169	42	-19.1%
Bijou	\$ 188,600	173	56	\$ 239,000	121	43	-21.1%
Bijou 2	\$ 217,500	164	28	\$ 218,500	130	20	-0.5%
Black Bart	\$ 255,000	158	10	\$ 252,500	102	6	1.0%
Christmas Valley 1	\$ 251,500	134	16	\$ 424,500	182	10	-40.8%
Christmas Valley 2	\$ 337,500	123	18	\$ 313,500	170	18	7.7%
Echo View Estates	\$ 330,000	74	3	\$ 350,000	47	1	-5.7%
Country Club Estates/Elk's Club	\$ 327,000	161	22	\$ 480,000	163	19	-31.9%
Gardner Mountain	\$ 200,000	125	25	\$ 244,000	130	21	-18.0%
Heavenly Valley	\$ 322,500	209	34	\$ 317,000	212	31	1.7%
Highland Woods	\$ 304,950	140	8	\$ 267,500	102	5	14.0%
Meyers	\$ 185,000	156	27	\$ 287,000	121	15	-35.5%
Montgomery Estates	\$ 395,750	148	41	\$ 470,000	195	37	-15.8%
N Upper Truckee 1	\$ 240,500	122	36	\$ 337,500	193	36	-28.7%
N Upper Truckee 2	\$ 350,000	138	7	\$ 505,000	126	20	-30.7%
Pioneer Trail	\$ 270,500	143	18	\$ 323,250	147	30	-16.3%
Pioneer Village	\$ 168,500	121	5	\$ 244,950	91	4	-31.2%
Sierra Tract	\$ 142,500	140	45	\$ 188,500	123	48	-24.4%
Sky Meadows	\$ 165,000	168	3	\$ 181,250	78	4	-9.0%
Stateline	\$ 218,000	165	11	\$ 146,500	123	6	48.8%
Tahoe Island Drive	\$ 225,000	123	27	\$ 220,000	152	29	2.3%
Tahoe Island Park	\$ 231,000	170	13	\$ 229,500	130	16	0.7%
Tahoe Keys	\$ 507,500	188	64	\$ 600,000	208	71	-15.4%
Tahoe Meadows				\$ 590,000	72	1	
Tahoe Paradise	\$ 212,000	152	27	\$ 385,000	142	30	-44.9%
Y Area	\$ 147,500	165	34	\$ 121,250	124	10	21.6%

The above data is based on a 12 month period, from 4/1/11 - 3/31/12 compared to 4/1/10 -3/31/11.

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.