

South Tahoe Association of REALTORS
Multiple Listing Service Statistics

Median Sold Prices by Area

AREA	5/31/2012	Avg DOM 5/12	Units Sold 5/12	5/31/2011	Avg DOM 5/11	Units Sold 5/11	% change in sold price
Al Tahoe	\$ 220,000	161	21	\$ 280,000	143	37	-21.4%
Bijou	\$ 188,600	162	56	\$ 252,750	122	34	-25.4%
Bijou 2	\$ 202,000	144	23	\$ 223,500	138	12	-9.6%
Black Bart	\$ 237,500	132	10	\$ 281,000	141	6	-15.5%
Christmas Valley 1	\$ 228,000	141	17	\$ 376,950	180	12	-39.5%
Christmas Valley 2	\$ 335,000	112	19	\$ 313,500	172	16	6.9%
Echo View Estates	\$ 364,500	69	4	\$ 350,000	47	1	4.1%
Country Club Estates/Elk's Club	\$ 337,500	173	26	\$ 482,500	164	16	-30.1%
Gardner Mountain	\$ 212,000	134	17	\$ 228,775	135	24	-7.3%
Heavenly Valley	\$ 355,000	242	30	\$ 334,900	186	11	6.0%
Highland Woods	\$ 250,000	176	9	\$ 282,500	89	5	-11.5%
Meyers	\$ 185,000	165	25	\$ 275,000	137	17	-32.7%
Montgomery Estates	\$ 392,375	156	40	\$ 465,900	182	41	-15.8%
N Upper Truckee 1	\$ 235,000	135	37	\$ 347,500	183	38	-32.4%
N Upper Truckee 2	\$ 250,000	113	7	\$ 505,000	122	20	-50.5%
Pioneer Trail	\$ 245,000	138	24	\$ 316,000	153	33	-22.5%
Pioneer Village	\$ 180,000	131	7	\$ 234,900	79	3	-23.4%
Sierra Tract	\$ 139,900	137	41	\$ 184,000	125	52	-24.0%
Sky Meadows	\$ 185,300	318	1	\$ 181,250	78	4	2.2%
Stateline	\$ 172,000	138	14	\$ 143,000	126	5	20.3%
Tahoe Island Drive	\$ 220,000	136	33	\$ 229,500	157	18	-4.1%
Tahoe Island Park	\$ 230,000	194	17	\$ 240,000	148	15	-4.2%
Tahoe Keys	\$ 595,000	211	45	\$ 625,000	220	55	-4.8%
Tahoe Meadows				\$ 590,000	72	1	
Tahoe Paradise	\$ 240,000	160	32	\$ 335,000	164	22	-28.4%
Y Area	\$ 153,500	168	30	\$ 152,500	139	10	0.7%

The above data is based on a 12 month period, from 6/1/11 - 5/31/12 compared to 6/1/10 -5/31/11.

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.