

South Tahoe Association of REALTORS Multiple Listing Service
Single Family Active Listings

| MONTH/ YEAR | # ACTIVE listings in MLS | # in ESCROW | # AVAIL. | # AVAILABLE BY PRICE RANGE (IN THOUSANDS) | | | | | # AVAILABLE BY PRICE RANGE (IN THOUSANDS) | | | | | |
|----------------|-----------------------------|----------------|-------------|---|-------------|-------------|-------------|--------|---|-----------|-----------|-----------|-------------|-----------|
| | | | | \$0-\$250 | \$251-\$300 | \$301-\$400 | \$401-\$500 | \$501+ | \$501-600 | \$601-700 | \$701-800 | \$801-900 | \$901-1,000 | \$1,001 + |
| June, 2003 | 322 | 114 | 208 | 14 | 37 | 50 | 41 | 66 | | | | | | |
| July, 2003 | 365 | 122 | 243 | 22 | 36 | 65 | 48 | 72 | | | | | | |
| Aug, 2003 | 384 | 146 | 238 | 25 | 38 | 71 | 40 | 64 | | | | | | |
| Sept, 2003 | 372 | 119 | 253 | 27 | 48 | 71 | 43 | 64 | | | | | | |
| Oct-03 | 331 | 118 | 213 | 23 | 43 | 51 | 56 | 60 | | | | | | |
| Nov-03 | 237 | 61 | 176 | 13 | 28 | 40 | 27 | 68 | | | | | | |
| Dec-03 | 261 | 78 | 183 | 13 | 32 | 41 | 36 | 61 | | | | | | |
| Jan-04 | 235 | 85 | 150 | 8 | 19 | 38 | 25 | 61 | | | | | | |
| Feb-04 | 225 | 92 | 133 | 8 | 19 | 31 | 24 | 51 | | | | | | |
| Mar-04 | 210 | 103 | 107 | 1 | 6 | 31 | 22 | 47 | | | | | | |
| Apr-04 | 246 | 136 | 110 | 3 | 5 | 30 | 19 | 53 | | | | | | |
| May-04 | 282 | 171 | 111 | 1 | 17 | 57 | 28 | 68 | | | | | | |
| Jun-04 | 312 | 114 | 198 | 4 | 14 | 61 | 33 | 86 | | | | | | |
| Jul-04 | 316 | 174 | 142 | 1 | 17 | 43 | 29 | 84 | | | | | | |
| Aug-04 | 314 | 142 | 172 | 1 | 17 | 46 | 24 | 84 | | | | | | |
| Sep-04 | 298 | 147 | 151 | 5 | 7 | 37 | 21 | 81 | | | | | | |
| Oct-04 | 250 | 122 | 128 | 5 | 9 | 26 | 25 | 63 | | | | | | |
| Nov-04 | 206 | 89 | 117 | 4 | 5 | 32 | 18 | 58 | | | | | | |
| Dec-04 | 162 | 67 | 95 | 2 | 4 | 24 | 15 | 50 | | | | | | |
| 1/31/2005 | 148 | 63 | 85 | 2 | 3 | 16 | 15 | 49 | | | | | | |
| 2/28/2005 | 158 | 86 | 72 | 3 | 2 | 13 | 17 | 37 | | | | | | |
| 3/31/2005 | 181 | 93 | 88 | 1 | 1 | 11 | 19 | 56 | | | | | | |
| 4/30/2005 | 207 | 91 | 116 | 1 | 1 | 16 | 19 | 79 | | | | | | |
| 5/31/2005 | 268 | 96 | 172 | 0 | 0 | 23 | 28 | 121 | | | | | | |
| 6/30/2005 | 301 | 113 | 188 | 0 | 0 | 26 | 34 | 128 | | | | | | |
| 7/31/2005 | 319 | 110 | 209 | 0 | 2 | 26 | 35 | 146 | | | | | | |
| 8/31/2005 | 366 | 96 | 270 | 0 | 3 | 28 | 71 | 168 | | | | | | |
| 9/30/2005 | 389 | 93 | 313 | 0 | 2 | 43 | 91 | 177 | | | | | | |
| 10/31/2005 | 369 | 69 | 300 | 0 | 3 | 44 | 92 | 161 | | | | | | |
| 11/30/2005 | 324 | 42 | 282 | 0 | 3 | 38 | 82 | 159 | | | | | | |
| 12/31/2005 | 199 | 1* | 198 | 0 | 3 | 29 | 50 | 116 | | | | | | |
| 1/31/2006 | 288 | 32 | 256 | 0 | 6 | 37 | 66 | 147 | | | | | | |
| 2/28/2006 | 313 | 51 | 262 | 0 | 8 | 32 | 70 | 152 | | | | | | |
| 3/31/2006 | 303 | 39 | 264 | 0 | 5 | 33 | 78 | 148 | | | | | | |
| 4/30/2006 | 352 | 50 | 302 | 0 | 7 | 32 | 84 | 179 | | | | | | |
| 5/31/2006 | 474 | 50 | 424 | 2 | 4 | 52 | 108 | 258 | 66 | 38 | 42 | 15 | 21 | 76 |
| 6/30/2006 | 583 | 51 | 532 | 1 | 6 | 72 | 136 | 317 | 81 | 53 | 49 | 22 | 20 | 92 |
| 7/31/2006 | 620 | 49 | 571 | 1 | 8 | 75 | 148 | 339 | 92 | 55 | 48 | 24 | 26 | 94 |

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| | | | | \$0-\$250 | \$251-\$300 | \$301-\$400 | \$401-\$500 | \$501+ | \$501-600 | \$601-700 | \$701-800 | \$801-900 | \$901-1,000 | \$1,001 + |
| 8/31/2006 | 594 | 46 | 548 | 1 | 8 | 66 | 148 | 325 | 92 | 56 | 48 | 24 | 24 | 81 |
| 9/30/2006 | 526 | 63 | 463 | 1 | 6 | 63 | 125 | 268 | 76 | 49 | 29 | 19 | 19 | 76 |
| 10/31/2006 | 466 | 55 | 411 | 0 | 6 | 57 | 108 | 240 | 69 | 37 | 21 | 16 | 21 | 76 |
| 11/30/2006 | 412 | 50 | 362 | 1 | 5 | 54 | 94 | 208 | 52 | 32 | 21 | 13 | 19 | 71 |
| 12/31/2006 | 368 | 29 | 339 | 2 | 3 | 59 | 82 | 193 | 53 | 30 | 19 | 9 | 17 | 65 |
| 1/31/2007 | 368 | 37 | 331 | 1 | 3 | 52 | 72 | 203 | 54 | 32 | 21 | 11 | 16 | 69 |
| 2/28/2007 | 352 | 25 | 327 | 1 | 2 | 45 | 71 | 208 | 58 | 28 | 20 | 15 | 16 | 71 |
| 3/31/2007 | 396 | 37 | 359 | 2 | 4 | 54 | 72 | 227 | 64 | 36 | 19 | 18 | 19 | 71 |
| 4/30/2007 | 455 | 32 | 423 | 2 | 7 | 60 | 91 | 263 | 77 | 37 | 18 | 27 | 21 | 83 |
| 5/31/2007 | 569 | 47 | 522 | 0 | 11 | 82 | 118 | 311 | 80 | 48 | 31 | 34 | 28 | 90 |
| 6/30/2007 | 585 | 33 | 552 | 1 | 17 | 84 | 120 | 330 | 84 | 54 | 32 | 46 | 24 | 90 |
| 7/31/2007 | 597 | 40 | 557 | 4 | 14 | 103 | 125 | 311 | 77 | 50 | 42 | 37 | 24 | 81 |
| 8/31/2007 | 583 | 45 | 538 | 4 | 14 | 111 | 120 | 289 | 68 | 47 | 43 | 27 | 23 | 80 |
| 9/30/2007 | 472 | 30 | 442 | 4 | 11 | 92 | 96 | 239 | 54 | 40 | 35 | 24 | 22 | 64 |
| 10/31/2007 | 368 | 15 | 353 | 4 | 16 | 69 | 68 | 196 | 46 | 30 | 29 | 19 | 18 | 54 |
| 11/30/2007 | 445 | 42 | 403 | 4 | 17 | 74 | 79 | 229 | 53 | 34 | 33 | 26 | 20 | 63 |
| 12/31/2007 | 410 | 28 | 382 | 3 | 19 | 67 | 73 | 220 | 45 | 39 | 31 | 23 | 20 | 62 |
| 1/31/2008 | 399 | 33 | 366 | 4 | 15 | 63 | 68 | 216 | 51 | 33 | 31 | 28 | 14 | 59 |
| 2/29/2008 | 426 | 52 | 374 | 2 | 13 | 68 | 69 | 222 | 54 | 38 | 28 | 30 | 12 | 60 |
| 3/31/2008 | 401 | 40 | 361 | 2 | 12 | 64 | 74 | 209 | 52 | 32 | 27 | 31 | 10 | 57 |
| 4/30/2008 | 416 | 44 | 372 | 5 | 19 | 66 | 65 | 217 | 56 | 37 | 27 | 27 | 16 | 54 |
| 5/31/2008 | 461 | 47 | 414 | 6 | 21 | 81 | 67 | 239 | 60 | 38 | 34 | 22 | 21 | 64 |
| 6/30/2008 | 522 | 57 | 465 | 11 | 22 | 93 | 78 | 261 | 65 | 41 | 34 | 24 | 24 | 73 |
| 7/31/2008 | 535 | 53 | 482 | 6 | 28 | 104 | 85 | 259 | 59 | 51 | 25 | 26 | 25 | 73 |
| 8/31/2008 | 513 | 45 | 468 | 9 | 28 | 109 | 79 | 243 | 54 | 48 | 23 | 28 | 23 | 67 |
| 9/30/2008 | 504 | 69 | 435 | 10 | 26 | 99 | 66 | 234 | 53 | 45 | 28 | 17 | 28 | 63 |
| 10/31/2008 | 430 | 35 | 395 | 13 | 24 | 89 | 65 | 204 | 43 | 41 | 22 | 22 | 21 | 55 |
| 11/30/2008 | 404 | 35 | 369 | 15 | 22 | 84 | 54 | 193 | 42 | 39 | 18 | 22 | 14 | 58 |
| 12/31/2008 | 386 | 32 | 354 | 19 | 27 | 71 | 46 | 191 | 42 | 38 | 18 | 19 | 14 | 60 |
| 1/31/2009 | 403 | 36 | 367 | 21 | 24 | 76 | 44 | 202 | 49 | 41 | 19 | 17 | 17 | 59 |
| 2/28/2009 | 420 | 39 | 381 | 18 | 39 | 66 | 53 | 205 | 45 | 41 | 21 | 18 | 18 | 62 |
| 3/31/2009 | 418 | 46 | 372 | 18 | 28 | 73 | 53 | 200 | 47 | 37 | 20 | 18 | 20 | 58 |
| 4/30/2009 | 443 | 60 | 383 | 14 | 26 | 77 | 60 | 206 | 51 | 30 | 27 | 19 | 20 | 59 |
| 5/31/2009 | 439 | 78 | 361 | 18 | 36 | 59 | 62 | 186 | 42 | 29 | 29 | 14 | 18 | 54 |
| 6/30/2009 | 499 | 76 | 423 | 29 | 47 | 77 | 62 | 208 | 47 | 37 | 31 | 15 | 18 | 60 |
| 7/31/2009 | 561 | 88 | 473 | 36 | 54 | 95 | 65 | 223 | 58 | 39 | 27 | 16 | 19 | 64 |
| 8/31/2009 | 502 | 84 | 418 | 32 | 37 | 94 | 57 | 198 | 54 | 27 | 24 | 17 | 21 | 55 |
| 9/30/2009 | 458 | 75 | 383 | 30 | 37 | 94 | 48 | 174 | 47 | 29 | 16 | 14 | 19 | 49 |
| 10/31/2009 | 414 | 78 | 336 | 25 | 29 | 85 | 38 | 159 | 45 | 23 | 17 | 17 | 13 | 44 |
| 11/30/2009 | 390 | 89 | 301 | 23 | 29 | 75 | 41 | 133 | 36 | 18 | 13 | 14 | 14 | 38 |

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| | | | | \$0-\$250 | \$251-\$300 | \$301-\$400 | \$401-\$500 | \$501+ | \$501-600 | \$601-700 | \$701-800 | \$801-900 | \$901-1,000 | \$1,001 + |
| 12/31/2009 | 360 | 70 | 290 | 21 | 34 | 67 | 33 | 135 | 39 | 18 | 16 | 12 | 13 | 37 |
| 1/31/2010 | 344 | 65 | 279 | 31 | 30 | 56 | 39 | 123 | 34 | 14 | 22 | 9 | 12 | 32 |
| 2/28/2010 | 387 | 95 | 292 | 34 | 31 | 64 | 40 | 123 | 37 | 15 | 17 | 10 | 11 | 33 |
| 3/31/2010 | 378 | 96 | 282 | 29 | 31 | 57 | 36 | 129 | 41 | 17 | 23 | 8 | 8 | 32 |
| 4/30/2010 | 402 | 95 | 307 | 32 | 34 | 64 | 48 | 129 | 38 | 20 | 20 | 10 | 7 | 34 |
| 5/31/2010 | 507 | 107 | 400 | 57 | 58 | 82 | 52 | 151 | 49 | 22 | 19 | 8 | 9 | 44 |
| 6/30/2010 | 470 | 58 | 412 | 43 | 63 | 86 | 58 | 162 | 43 | 34 | 23 | 6 | 13 | 43 |
| 7/31/2010 | 514 | 84 | 430 | 62 | 64 | 81 | 57 | 166 | 51 | 30 | 20 | 10 | 9 | 46 |
| 8/31/2010 | 474 | 84 | 390 | 68 | 62 | 71 | 48 | 141 | 40 | 25 | 14 | 14 | 8 | 40 |
| 9/30/2010 | 437 | 81 | 356 | 64 | 49 | 71 | 41 | 132 | 38 | 20 | 15 | 12 | 7 | 40 |
| 10/31/2010 | 427 | 76 | 351 | 72 | 42 | 72 | 38 | 127 | 34 | 23 | 14 | 9 | 7 | 40 |
| 11/30/2010 | 400 | 73 | 327 | 81 | 40 | 57 | 39 | 110 | 26 | 20 | 12 | 9 | 7 | 36 |
| 12/31/2010 | 362 | 71 | 291 | 80 | 33 | 50 | 34 | 94 | 26 | 18 | 9 | 7 | 6 | 28 |
| 1/31/2011 | 428 | 72 | 356 | 124 | 41 | 53 | 43 | 97 | 28 | 13 | 8 | 7 | 5 | 36 |
| 2/28/2011 | 348 | 74 | 274 | 67 | 37 | 41 | 38 | 91 | 29 | 14 | 10 | 4 | 6 | 28 |
| 3/31/2011 | 336 | 72 | 264 | 71 | 35 | 46 | 38 | 84 | 28 | 15 | 8 | 2 | 6 | 25 |
| 4/30/2011 | 342 | 75 | 267 | 68 | 38 | 38 | 45 | 78 | 23 | 14 | 7 | 3 | 7 | 24 |
| 5/31/2011 | 387 | 76 | 311 | 87 | 39 | 41 | 52 | 92 | 29 | 20 | 7 | 4 | 9 | 23 |
| 6/30/2011 | 446 | 69 | 377 | 119 | 46 | 52 | 60 | 100 | 28 | 24 | 8 | 5 | 8 | 27 |
| 7/31/2011 | 497 | 85 | 412 | 125 | 47 | 63 | 67 | 110 | 31 | 27 | 10 | 7 | 6 | 29 |
| 8/31/2011 | 480 | 96 | 384 | 121 | 43 | 58 | 64 | 98 | 24 | 24 | 10 | 8 | 7 | 25 |
| 9/30/2011 | 454 | 103 | 351 | 106 | 34 | 65 | 51 | 95 | 22 | 28 | 8 | 6 | 6 | 25 |
| 10/31/2011 | 368 | 87 | 281 | 90 | 26 | 42 | 47 | 76 | 22 | 18 | 6 | 4 | 6 | 20 |
| 11/30/2011 | 340 | 96 | 244 | 77 | 23 | 35 | 43 | 66 | 21 | 12 | 5 | 3 | 5 | 20 |
| 12/31/2011 | 291 | 68 | 223 | 64 | 21 | 43 | 34 | 61 | 17 | 12 | 3 | 5 | 6 | 18 |
| 1/31/2012 | 295 | 73 | 222 | 66 | 19 | 47 | 32 | 58 | 17 | 11 | 3 | 7 | 3 | 17 |
| 2/29/2012 | 307 | 90 | 217 | 58 | 22 | 48 | 32 | 57 | 15 | 9 | 3 | 8 | 4 | 18 |
| 3/31/2012 | 309 | 102 | 207 | 48 | 30 | 39 | 30 | 59 | 18 | 11 | 1 | 8 | 4 | 17 |
| 4/30/2012 | 299 | 124 | 175 | 35 | 26 | 31 | 26 | 57 | 21 | 12 | 2 | 6 | 3 | 13 |
| 5/31/2012 | 354 | 143 | 211 | 47 | 26 | 37 | 35 | 66 | 22 | 14 | 4 | 5 | 4 | 17 |
| 6/30/2012 | 354 | 129 | 225 | 44 | 25 | 46 | 38 | 72 | 21 | 14 | 3 | 8 | 6 | 20 |
| 7/31/2012 | 348 | 128 | 220 | 37 | 21 | 46 | 39 | 77 | 20 | 16 | 3 | 9 | 7 | 22 |
| 8/31/2012 | 359 | 137 | 222 | 34 | 25 | 42 | 39 | 82 | 19 | 20 | 5 | 7 | 7 | 24 |
| 9/30/2012 | 301 | 113 | 188 | 25 | 22 | 33 | 35 | 73 | 14 | 15 | 7 | 5 | 7 | 25 |
| 10/31/2012 | 280 | 106 | 174 | 27 | 18 | 31 | 28 | 70 | 21 | 10 | 6 | 5 | 7 | 21 |
| 11/30/2012 | 239 | 88 | 151 | 20 | 16 | 25 | 21 | 69 | 21 | 11 | 2 | 6 | 7 | 22 |
| 12/31/2012 | 177 | 60 | 117 | 12 | 11 | 20 | 20 | 54 | 15 | 8 | 3 | 6 | 5 | 17 |
| 1/31/2013 | 173 | 62 | 111 | 8 | 12 | 29 | 17 | 45 | 12 | 4 | 1 | 6 | 5 | 17 |
| 2/28/2013 | 195 | 78 | 117 | 14 | 16 | 26 | 14 | 47 | 10 | 5 | 3 | 7 | 4 | 18 |
| 3/31/2013 | 211 | 92 | 119 | 10 | 16 | 27 | 17 | 49 | 14 | 5 | 3 | 4 | 5 | 18 |

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|----------------|-----------------------------|----------------|-------------|---|-------------|-------------|-------------|--------|---|-----------|-----------|-----------|-------------|-----------|
| | | | | \$0-\$250 | \$251-\$300 | \$301-\$400 | \$401-\$500 | \$501+ | \$501-600 | \$601-700 | \$701-800 | \$801-900 | \$901-1,000 | \$1,001 + |
| 4/30/2013 | 213 | 100 | 113 | 12 | 16 | 21 | 16 | 48 | 12 | 4 | 4 | 6 | 6 | 16 |
| 5/31/2013 | 271 | 96 | 175 | 14 | 27 | 32 | 26 | 75 | 22 | 9 | 6 | 8 | 8 | 22 |
| 6/30/2013 | 291 | 100 | 191 | 18 | 29 | 35 | 29 | 80 | 23 | 7 | 8 | 9 | 7 | 28 |
| 7/31/2013 | 323 | 93 | 230 | 22 | 29 | 50 | 41 | 88 | 28 | 8 | 7 | 8 | 7 | 30 |
| 8/31/2013 | 317 | 87 | 230 | 28 | 23 | 47 | 40 | 92 | 27 | 14 | 8 | 11 | 7 | 25 |
| 9/30/2013 | 309 | 93 | 216 | 22 | 27 | 54 | 29 | 84 | 23 | 13 | 10 | 8 | 9 | 21 |
| 10/31/2013 | 278 | 72 | 206 | 27 | 34 | 44 | 27 | 74 | 19 | 16 | 9 | 4 | 6 | 20 |
| 11/30/2013 | 222 | 58 | 164 | 27 | 21 | 30 | 19 | 67 | 19 | 16 | 9 | 3 | 4 | 16 |
| 12/31/2013 | 188 | 51 | 137 | 17 | 17 | 23 | 18 | 63 | 19 | 13 | 10 | 3 | 3 | 15 |
| 1/31/2014 | 195 | 55 | 140 | 14 | 11 | 30 | 15 | 70 | 20 | 14 | 11 | 3 | 5 | 17 |

*Much of the data for pending listings in December 2006 was lost due to a Multiple Listing Service program conversion. This count does not reflect an accurate number of the listings in escrow at that time, as now almost all of those listings will have sold, expired or been withdrawn.