

South Tahoe Association of REALTORS Multiple Listing Service Statistics Condo/Townhome Residential Market Analysis

MONTH/ YEAR	MEDIAN SALES PRICE	Units Sold	THIS MONTH LAST YEAR	Units Sold	PERCENT INCREASE/ DECREASE
Feb-09	\$253,000.00	44	\$322,000.00	33	-21.4%
Mar-09	\$246,500.00	42	\$325,000.00	33	-24.2%
Apr-09	\$246,500.00	40	\$342,500.00	34	-28.0%
May-09	\$240,500.00	34	\$317,500.00	40	-24.3%
Jun-09	\$230,000.00	34	\$319,500.00	40	-28.0%
Jul-09	\$225,000.00	33	\$282,000.00	37	-20.2%
Aug-09	\$210,000.00	31	\$277,500.00	40	-24.3%
Sep-09	\$210,000.00	29	\$275,000.00	40	-23.6%
Oct-09	\$212,500.00	30	\$275,000.00	40	-22.7%
Nov-09	\$225,000.00	31	\$270,000.00	43	-16.7%
Dec-09	\$220,000.00	32	\$256,000.00	45	-14.1%
Jan-10	\$209,950.00	34	\$253,000.00	44	-17.0%
Feb-10	\$212,500.00	34	\$253,000.00	44	-16.0%
Mar-10	\$210,000.00	39	\$246,500.00	42	-14.8%
Apr-10	\$210,000.00	41	\$246,500.00	40	-14.8%
May-10	\$212,500.00	42	\$240,500.00	34	-11.6%
Jun-10	\$200,908.00	45	\$230,000.00	34	-12.6%
Jul-10	\$200,908.00	49	\$225,000.00	33	-10.7%
Aug-10	\$200,454.00	52	\$210,000.00	31	-4.5%
Sep-10	\$200,454.00	54	\$210,000.00	29	-4.5%
Oct-10	\$191,000.00	55	\$212,500.00	30	-10.1%
Nov-10	\$173,500.00	54	\$225,000.00	31	-22.9%
Dec-10	\$172,000.00	55	\$220,000.00	32	-21.8%
Jan-11	\$166,050.00	54	\$209,950.00	34	-20.9%
Feb-11	\$167,000.00	55	\$212,500.00	34	-21.4%
Mar-11	\$175,000.00	56	\$210,000.00	39	-16.7%
Apr-11	\$175,000.00	54	\$210,000.00	41	-16.7%
May-11	\$175,000.00	55	\$212,500.00	42	-17.6%
Jun-11	\$193,000.00	59	\$200,908.00	45	-3.9%
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Sep-11	\$247,000.00	54	\$200,454.00	54	23.2%
Oct-11	\$247,000.00	54	\$191,000.00	55	29.3%
Nov-11	\$250,000.00	54	\$173,500.00	54	44.1%
Dec-11	\$250,000.00	49	\$172,000.00	55	45.3%
Jan-12	\$260,500.00	49	\$166,050.00	54	56.9%
Feb-12	\$250,000.00	50	\$167,000.00	55	49.7%
Mar-12	\$242,500.00	48	\$175,000.00	56	38.6%
Apr-12	\$242,500.00	50	\$175,000.00	54	38.6%
May-12	\$234,436.00	48	\$175,000.00	55	34.0%

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Sep-12	\$168,000.00	55	\$247,000.00	54	-32.0%
Oct-12	\$169,000.00	50	\$247,000.00	54	-31.6%
Nov-12	\$161,500.00	50	\$250,000.00	54	-35.4%
Dec-12	\$166,500.00	50	\$250,000.00	49	-33.4%
Jan-13	\$150,000.00	52	\$260,500.00	49	-42.4%
Feb-13	\$148,000.00	50	\$250,000.00	50	-40.8%
Mar-13	\$158,000.00	54	\$242,500.00	48	-34.8%
Apr-13	\$162,500.00	55	\$242,500.00	50	-33.0%
May-13	\$165,000.00	61	\$234,436.00	48	-29.6%
Jun-13	\$171,500.00	60	\$233,872.00	45	-26.7%
Jul-13	\$189,750.00	58	\$189,950.00	48	-0.1%
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Oct-13	\$227,000.00	61	\$169,000.00	50	34.3%
Nov-13	\$257,500.00	60	\$161,500.00	50	59.4%
Dec-13	\$265,000.00	67	\$166,500.00	50	59.2%
Jan-14	\$235,625.00	68	\$150,000.00	52	57.1%
Feb-14	\$243,125.00	72	\$148,000.00	50	64.3%
Mar-14	\$236,250.00	67	\$165,000.00	55	43.2%
Apr-14	\$242,500.00	69	\$165,000.00	57	47.0%
May-14	\$277,500.00	66	\$165,000.00	62	68.2%
Jun-14	\$275,000.00	67	\$171,500.00	60	60.3%
Jul-14	\$292,500.00	66	\$189,750.00	58	54.2%
Aug-14	\$310,000.00	67	\$190,000.00	61	63.2%
Sep-14	\$281,000.00	72	\$213,700.00	60	31.5%
Oct-14	\$302,000.00	78	\$227,000.00	61	33.0%
Nov-14	\$290,500.00	78	\$257,500.00	60	12.8%
Dec-14	\$280,000.00	79	\$265,000.00	67	5.7%
Jan-15	\$302,000.00	72	\$235,625.00	68	28.2%
Feb-15	\$285,000.00	67	\$243,125.00	72	17.2%
Mar-15	\$299,000.00	73	\$236,250.00	67	26.6%
Apr-15	\$299,000.00	71	\$242,500.00	69	23.3%

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