

Median Sold Prices by Area

AREA	12/31/2016	Avg DOM 12/16	Units Sold 12/16	12/31/2015	Avg DOM 12/15	Units Sold 12/15	% change in sold price
Al Tahoe	\$ 420,000	104	31	\$ 346,750	90	36	21.1%
Bijou 1	\$ 350,000	90	51	\$ 290,000	108	47	20.7%
Bijou 2	\$ 333,000	86	16	\$ 282,500	125	15	17.9%
Black Bart	\$ 337,500	109	6	\$ 387,500	85	11	-12.9%
Christmas Valley 1	\$ 465,500	137	18	\$ 310,000	127	11	50.2%
Christmas Valley 2	\$ 472,000	112	25	\$ 394,238	116	20	19.7%
Echo View Estates	\$ 323,000	146	2	-	-	-	N/A
Country Club Estates	\$ 405,000	146	21	\$ 386,500	115	24	4.8%
Gardner Mountain	\$ 360,000	103	35	\$ 317,450	114	26	13.4%
Heavenly Valley	\$ 615,000	139	21	\$ 482,500	131	22	27.5%
Highland Woods	\$ 396,500	115	18	\$ 304,000	90	5	30.4%
Highland Woods PUD	\$ 255,000	33	3	\$ 269,500	103	4	-5.4%
Meyers	\$ 362,750	143	38	\$ 317,500	104	26	14.3%
Montgomery Estates	\$ 555,000	122	63	\$ 450,000	120	45	23.3%
N Upper Truckee 1	\$ 434,000	109	43	\$ 472,000	97	44	-8.1%
N Upper Truckee 2	\$ 574,500	113	20	\$ 475,250	95	24	20.9%
Pioneer Trail	\$ 425,000	102	34	\$ 357,500	95	30	18.9%
Pioneer Village	\$ 434,950	85	2	\$ 277,000	251	4	57.0%
Sky Meadows	\$ -	-	-	\$ 255,000	55	1	N/A
Stateline	\$ 345,000	281	10	\$ 212,000	213	4	62.7%
Tahoe Island Drive	\$ 397,750	88	36	\$ 332,000	121	35	19.8%
Tahoe Island Park	\$ 402,500	87	22	\$ 350,000	159	23	15.0%
Tahoe Keys	\$ 848,000	140	54	\$ 785,000	133	37	8.0%
Tahoe Meadows	-	-	-	\$ 455,000	95	2	N/A
Tahoe Paradise	\$ 408,000	125	37	\$ 420,000	89	47	-2.9%
Tahoe-Sierra (Sierra Tract)	\$ 292,500	77	50	\$ 271,000	126	57	7.9%
Y Area	\$ 320,000	112	23	\$ 296,000	171	17	8.1%

The above data is based on a 12 month period, from 01/01/16 - 12/31/16 compared to 01/01/15 - 12/31/15.

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.