

South Tahoe Association of REALTORS Multiple Listing Service Statistics
Single Family Residential Market Analysis

MONTH/ YEAR	MEDIAN SALES PRICE* (Based on a 12 month period)	THIS MONTH LAST YEAR* (Based on a 12 month period)	PERCENT INCREASE/ DECREASE
May-17	\$434,000.00	\$379,750.00	14.3%
Apr-17	\$425,000.00	\$379,500.00	12.0%
Mar-17	\$420,000.00	\$374,983.00	12.0%
Feb-17	\$425,000.00	\$370,000.00	14.9%
Jan-17	\$420,000.00	\$370,000.00	13.5%
Dec-16	\$420,000.00	\$369,000.00	13.8%
Nov-16	\$415,000.00	\$360,000.00	15.3%
Oct-16	\$408,000.00	\$360,000.00	13.3%
Sep-16	\$400,000.00	\$359,500.00	11.3%
Aug-16	\$395,000.00	\$360,000.00	9.7%
Jul-16	\$389,000.00	\$360,000.00	8.1%
Jun-16	\$384,000.00	\$369,000.00	4.1%
May-16	\$379,500.00	\$362,000.00	4.8%
Apr-16	\$379,500.00	\$355,000.00	6.9%
Mar-16	\$374,965.00	\$350,000.00	7.1%
Feb-16	\$370,000.00	\$350,000.00	5.7%
Jan-16	\$370,000.00	\$350,000.00	5.7%
Dec-15	\$369,000.00	\$349,450.00	5.6%
Nov-15	\$360,122.00	\$350,000.00	2.9%
Oct-15	\$360,000.00	\$349,000.00	3.2%
Sep-15	\$360,000.00	\$349,500.00	3.0%
Aug-15	\$360,000.00	\$341,500.00	5.4%
Jul-15	\$360,000.00	\$345,000.00	4.3%
Jun-15	\$369,000.00	\$334,950.00	10.2%
May-15	\$364,000.00	\$335,000.00	8.7%
Apr-15	\$355,000.00	\$330,750.00	7.3%
Mar-15	\$350,000.00	\$334,500.00	4.6%
Feb-15	\$350,000.00	\$334,000.00	4.8%
Jan-15	\$350,000.00	\$331,500.00	5.6%

*Median sold data based on a twelve month period (one year period ending the last day of the statistical month/year in the first column).

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Dec-14	\$349,000.00	\$329,950.00	5.8%
Nov-14	\$350,000.00	\$325,000.00	7.7%
Oct-14	\$349,000.00	\$320,000.00	9.1%
Sep-14	\$349,000.00	\$312,000.00	11.9%
Aug-14	\$342,000.00	\$309,000.00	10.7%
Jul-14	\$345,000.00	\$292,000.00	18.2%
Jun-14	\$335,000.00	\$284,000.00	18.0%
May-14	\$335,000.00	\$270,000.00	24.1%
Apr-14	\$331,500.00	\$267,500.00	23.9%
Mar-14	\$334,000.00	\$260,000.00	28.5%
Feb-14	\$334,000.00	\$254,500.00	31.2%
Jan-14	\$331,500.00	\$249,000.00	33.1%
Dec-13	\$329,950.00	\$245,000.00	34.7%
Nov-13	\$325,000.00	\$245,000.00	32.7%
Oct-13	\$320,000.00	\$239,450.00	33.6%
Sep-13	\$312,000.00	\$237,500.00	31.4%
Aug-13	\$309,000.00	\$234,000.00	32.1%
Jul-13	\$292,000.00	\$236,500.00	23.5%
Jun-13	\$284,000.00	\$235,000.00	20.9%
May-13	\$270,000.00	\$238,668.00	13.1%
Apr-13	\$267,500.00	\$237,500.00	12.6%
Mar-13	\$260,000.00	\$242,450.00	7.2%
Feb-13	\$254,500.00	\$246,500.00	3.2%
Jan-13	\$249,000.00	\$250,000.00	-0.4%
Dec-12	\$245,000.00	\$265,000.00	-7.5%
Nov-12	\$245,000.00	\$275,000.00	-10.9%
Oct-12	\$239,450.00	\$285,000.00	-16.0%
Sep-12	\$237,500.00	\$288,000.00	-17.5%
Aug-12	\$234,000.00	\$295,000.00	-20.7%
Jul-12	\$236,500.00	\$291,000.00	-18.7%
Jun-12	\$235,000.00	\$298,250.00	-21.2%
May-12	\$238,668.00	\$302,000.00	-21.0%
Apr-12	\$237,250.00	\$308,000.00	-23.0%
Mar-12	\$242,450.00	\$310,000.00	-21.8%
Feb-12	\$246,500.00	\$315,500.00	-21.9%
Jan-12	\$250,000.00	\$319,500.00	-21.8%

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Dec-11	\$265,000.00	\$319,000.00	-16.9%
Nov-11	\$275,000.00	\$320,000.00	-14.1%
Oct-11	\$285,000.00	\$326,500.00	-12.7%
Sep-11	\$288,000.00	\$328,000.00	-12.2%
Aug-11	\$295,000.00	\$320,000.00	-7.8%
Jul-11	\$291,000.00	\$326,500.00	-10.9%
Jun-11	\$298,250.00	\$326,500.00	-8.7%
May-11	\$302,000.00	\$320,000.00	-5.6%
Apr-11	\$308,000.00	\$318,500.00	-3.3%
Mar-11	\$310,000.00	\$317,500.00	-2.4%
Feb-11	\$315,500.00	\$317,250.00	-0.6%
Jan-11	\$319,000.00	\$317,500.00	0.5%
Dec-10	\$319,000.00	\$318,000.00	0.3%
Nov-10	\$320,000.00	\$320,000.00	0.0%
Oct-10	\$326,500.00	\$320,000.00	2.0%
Sep-10	\$328,000.00	\$340,000.00	-3.5%
Aug-10	\$320,000.00	\$355,000.00	-9.9%
Jul-10	\$326,500.00	\$365,000.00	-10.5%
Jun-10	\$326,500.00	\$375,000.00	-12.9%
May-10	\$320,000.00	\$388,000.00	-17.5%
Apr-10	\$318,500.00	\$395,000.00	-19.4%
Mar-10	\$317,500.00	\$399,000.00	-20.4%
Feb-10	\$317,250.00	\$399,000.00	-20.5%
Jan-10	\$317,500.00	\$401,000.00	-20.8%
Dec-09	\$318,000.00	\$407,000.00	-21.9%
Nov-09	\$320,000.00	\$412,500.00	-22.4%
Oct-09	\$320,000.00	\$415,000.00	-22.9%
Sep-09	\$340,000.00	\$415,000.00	-18.1%
Aug-09	\$355,000.00	\$407,000.00	-12.8%
Jul-09	\$365,000.00	\$409,000.00	-10.8%
Jun-09	\$375,000.00	\$415,000.00	-9.6%
May-09	\$388,000.00	\$425,000.00	-8.7%
Apr-09	\$395,000.00	\$428,000.00	-7.7%
Mar-09	\$399,000.00	\$425,000.00	-6.1%
Feb-09	\$399,000.00	\$435,750.00	-8.4%
Jan-09	\$401,000.00	\$449,900.00	-10.9%

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Dec-08	\$407,000.00	\$449,900.00	-9.5%
Nov-08	\$412,500.00	\$445,000.00	-7.3%
Oct-08	\$415,000.00	\$450,000.00	-7.8%
Sep-08	\$415,000.00	\$450,000.00	-7.8%
Aug-08	\$407,000.00	\$464,000.00	-12.3%
Jul-08	\$409,000.00	\$463,000.00	-11.7%
Jun-08	\$415,000.00	\$465,000.00	-10.8%
May-08	\$425,000.00	\$465,300.00	-8.7%
Apr-08	\$428,000.00	\$465,150.00	-8.0%
Mar-08	\$425,000.00	\$475,000.00	-10.5%
Feb-08	\$435,750.00	\$474,250.00	-8.1%
Jan-08	\$449,900.00	\$474,500.00	-5.2%
Dec-07	\$449,900.00	\$476,000.00	-5.5%
Nov-07	\$445,000.00	\$474,500.00	-6.2%
Oct-07	\$450,000.00	\$465,000.00	-3.2%
Sep-07	\$450,000.00	\$474,500.00	-5.2%
Aug-07	\$464,000.00	\$475,000.00	-2.3%
Jul-07	\$463,000.00	\$485,000.00	-4.5%
Jun-07	\$465,000.00	\$485,000.00	-4.1%
May-07	\$465,300.00	\$485,000.00	-4.1%
Apr-07	\$465,150.00	\$489,000.00	-4.9%
Mar-07	\$475,000.00	\$489,000.00	-2.9%
Feb-07	\$474,250.00	\$485,000.00	-2.2%
Jan-07	\$474,500.00	\$482,000.00	-1.6%
Dec-06	\$476,000.00	\$475,000.00	0.2%
Nov-06	\$474,500.00	\$475,000.00	-0.1%
Oct-06	\$465,000.00	\$465,000.00	0%
Sep-06	\$474,500.00	\$455,000.00	4%
Aug-06	\$475,000.00	\$446,000.00	7%
Jul-06	\$485,000.00	\$430,000.00	13%
Jun-06	\$485,000.00	\$425,000.00	14%
May-06	\$485,000.00	\$410,000.00	18%
Apr-06	\$489,000.00	\$399,000.00	23%
Mar-06	\$489,000.00	\$390,000.00	25%
Feb-06	\$485,000.00	\$390,000.00	24%
Jan-06	\$482,000.00	\$383,250.00	26%

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Dec-05	\$475,000.00	\$379,900.00	25%
Nov-05	\$475,000.00	\$369,000.00	29%
Oct-05	\$465,000.00	\$365,000.00	27%
Sep-05	\$455,000.00	\$359,000.00	27%
Aug-05	\$446,000.00	\$355,000.00	26%
Jul-05	\$430,000.00	\$349,000.00	23%
Jun-05	\$425,000.00	\$340,000.00	25%
May-05	\$410,000.00	\$336,250.00	22%
Apr-05	\$399,000.00	\$330,000.00	21%
Mar-05	\$390,000.00	\$330,000.00	18%
Feb-05	\$390,000.00	\$325,000.00	20%
Jan-05	\$383,250.00	\$325,000.00	18%
Dec-04	\$379,900.00	\$324,000.00	17%
Nov-04	\$369,000.00	\$320,000.00	15%
Oct-04	\$365,000.00	\$320,000.00	14%
Sep-04	\$359,000.00	\$316,000.00	14%
Aug-04	\$355,000.00	\$315,000.00	13%
Jul-04	\$349,900.00	\$315,150.00	11%
Jun-04	\$340,000.00	\$315,000.00	8%
May-04	\$336,250.00	\$289,000.00	16.50%
Apr-04	\$330,000.00	\$287,000.00	15%
Mar-04	\$330,000.00	\$280,000.00	18%
Feb-04	\$325,000.00	\$279,000.00	19%
Jan-04	\$325,000.00	\$275,000.00	18.50%
Dec-03	\$320,000.00	\$270,000.00	18.50%
Nov-03	\$320,000.00	\$269,500.00	19%
Oct-03	\$320,000.00	\$265,000.00	21%
Sep-03	\$316,000.00	\$262,250.00	20.50%
Aug-03	\$315,000.00	\$259,250.00	21.50%
Jul-03	\$315,150.00	\$253,000.00	25%
Jun-03	\$315,000.00	\$250,000.00	26%
Jan-02	\$274,750.00	\$245,000.00	12%
Jan-01	\$245,000.00	\$189,000.00	29%
Jan-00	\$189,000.00		

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.

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Statistical Data provided STAR MLS. Deemed reliable, but not guaranteed.