Tahoe Sierra MLS - Annual Sold Analysis 2004

RESID.Sold Analysis	N Shore	W Shore	Alpine/ Squaw	Northstar	Truckee	Tahoe Donner	Lahontan	Out of Area
No. of Lisitngs	208	154	48	44	372	381	8	98
Dollar Volume	\$162,278,100	\$120,088,263	\$45,097,826	\$51,143,250	\$180,142,150	\$237,839,918	\$18,137,500	\$47,866,820
Average Price	\$780,183	\$779,794	\$939,538	\$1,162,347	\$484,253	\$624,252	\$2,267,188	\$488,437
Median Price	\$587,250	\$595,000	\$765,000	\$912,500	\$435,000	\$589,000	\$2,075,000	\$332,000
Average DOM	113	117	198	131	94	84	334	164

CONDO.Sold Analysis	N Shore	W Shore	Alpine/ Squaw	Northstar	Truckee	Tahoe Donner	Lahontan	Out of Area
No. of Lisitngs	96	25	67	6	68	75	0	11
Dollar Volume	\$51,255,750	\$24,514,425	\$34,935,333	\$1,820,000	\$24,950,006	\$26,415,400	\$0	\$5,159,141
Average Price	\$533,914	\$980,577	\$521,423	\$30,333	\$366,912	\$352,205	\$0	\$469,013
Median Price	\$390,750	\$780,000	\$425,000	\$300,000	\$372,953	\$360,000	\$0	\$505,000
Average DOM	54	71	138	112	126	77	0	153

OTHER Sold Analysis	N Shore	W Shore	Alpine/ Squaw	Northstar	Truckee	Tahoe Donner	Lahontan	Out of Area
No. of Lisitngs	36	5	1	14	24	0	0	2
Dollar Volume	\$12,704,500	\$3,460,000	\$37,000	\$2,741,000	\$2,366,600	\$0	\$0	\$1,075,000
Average Price	\$352,903	\$692,000	\$37,000	\$195,786	\$98,608	\$0	\$0	\$537,500
Median Price	\$385,000	\$715,000	\$37,000	\$202,500	\$94,000	\$1,437,000	\$0	\$537,500
Average DOM	52	207	1144	168	122	0	0	230