## Tahoe Sierra MLS - 4thQuarter Sold Analysis 2005

Resid.Sold Analysis	N Shore	W Shore	Alpine/ Squaw	Northstar	Truckee	Tahoe Donner	Lahontan	Out of Area
No. of Lisitngs	48	27	15	8	74	58	6	19
Dollar Volume	\$44,770,200	\$26,367,500	\$15,738,000	\$16,000,000	\$54,349,700	\$46,235,170	\$16,575,000	\$18,704,645
Average Price	\$2,794,918	\$2,729,139	\$3,395,181	\$5,879,167	\$2,255,969	\$2,402,632	\$5,956,250	\$2,376,581
Median Price	\$2,151,500	\$2,078,500	\$3,480,000	\$29,737,500	\$1,735,000	\$2,265,000	\$5,962,500	\$1,152,450
Average DOM	289	189	230	511	220	185	701	303

Condo.Sold Analysis	N Shore	W Shore	Alpine/ Squaw	Northstar	Truckee	Tahoe Donner	Lahontan	Out of Area
No. of Lisitngs	16	2	20	10	14	17	0	2
Dollar Volume	\$16,553,166	\$2,795,000	\$13,269,000	\$20,017,500	\$7,269,000	\$7,389,000	\$0	\$1,033,000
Average Price	\$2,754,658	\$1,397,500	\$2,035,633	\$3,935,278	\$1,553,435	\$1,272,267	\$0	\$1,033,000
Median Price	\$2,007,750	\$1,397,500	\$1,809,750	\$4,075,000	\$1,559,250	\$1,310,500	\$0	\$1,033,000
Average DOM	267	52	238	601	242	232	0	58

Other Sold Analysis	N Shore	W Shore	Alpine/ Squaw	Northstar	Truckee	Tahoe Donner	Lahontan	Out of Area
No. of Lisitngs	5	0	1	4	6	0	0	1
Dollar Volume	\$1,557,000	\$0	\$15,800	\$1,059,500	\$592,900	\$0	\$0	\$290,000
Average Price	\$436,125	\$0	\$15,800	\$529,750	\$228,400	\$0	\$0	\$290,000
Median Price	\$370,500	\$0	\$15,800	\$529,750	\$227,400	\$0	\$0	\$290,000
Average DOM	89	0	132	147	47098	0	0	124