

Tahoe Sierra MLS - 4th Quarter Sold Analysis 2008

SF Sold Analysis	N Shore	W Shore	Alpine/Squaw TRC	Northstar	Truckee	Tahoe Donner	Lahontan	Out of Area
No. of Lisitngs	25	13	5	3	40	52	0	20
Dollar Volume	\$22,109,500	\$9,459,000	\$5,437,500	\$7,500,000	\$20,663,680	\$36,420,500	\$0	\$5,484,900
Average Price	\$884,380	\$727,615	\$1,087,500	\$2,500,000	\$516,592	\$700,394	\$0	\$274,245
Median Price	\$505,000	\$700,000	\$795,000	\$2,875,000	\$459,500	\$638,000	\$0	\$255,000
Average DOM	146	181	113	119	109	105	0	74

CND Sold Analysis	N Shore	W Shore	Alpine/Squaw TRC	Northstar	Truckee	Tahoe Donner	Lahontan	Out of Area
No. of Lisitngs	11	0	6	17	7	5	0	1
Dollar Volume	\$4,232,000	\$0	\$4,018,000	\$30,284,428	\$2,877,500	\$1,883,000	\$0	\$430,000
Average Price	\$384,727	\$0	\$669,666	\$1,781,436	\$411,071	\$376,600	\$0	\$430,000
Median Price	\$327,000	\$0	\$517,000	\$810,000	\$330,000	\$309,000	\$0	\$430,000
Average DOM	147	0	286	338	344	148	0	7

OTH Sold Analysis	N Shore	W Shore	Alpine/Squaw TRC	Northstar	Truckee	Tahoe Donner	Lahontan	Out of Area
No. of Lisitngs	4	0	0	1	7	0	0	1
Dollar Volume	\$835,555	\$0	\$0	\$110,000	\$479,750	\$0	\$0	\$32,000
Average Price	\$208,888	\$0	\$0	\$110,000	\$68,535	\$0	\$0	\$32,000
Median Price	\$237,500	\$0	\$0	\$110,000	\$70,000	\$0	\$0	\$32,000
Average DOM	66	0	0	16	124	0	0	148