

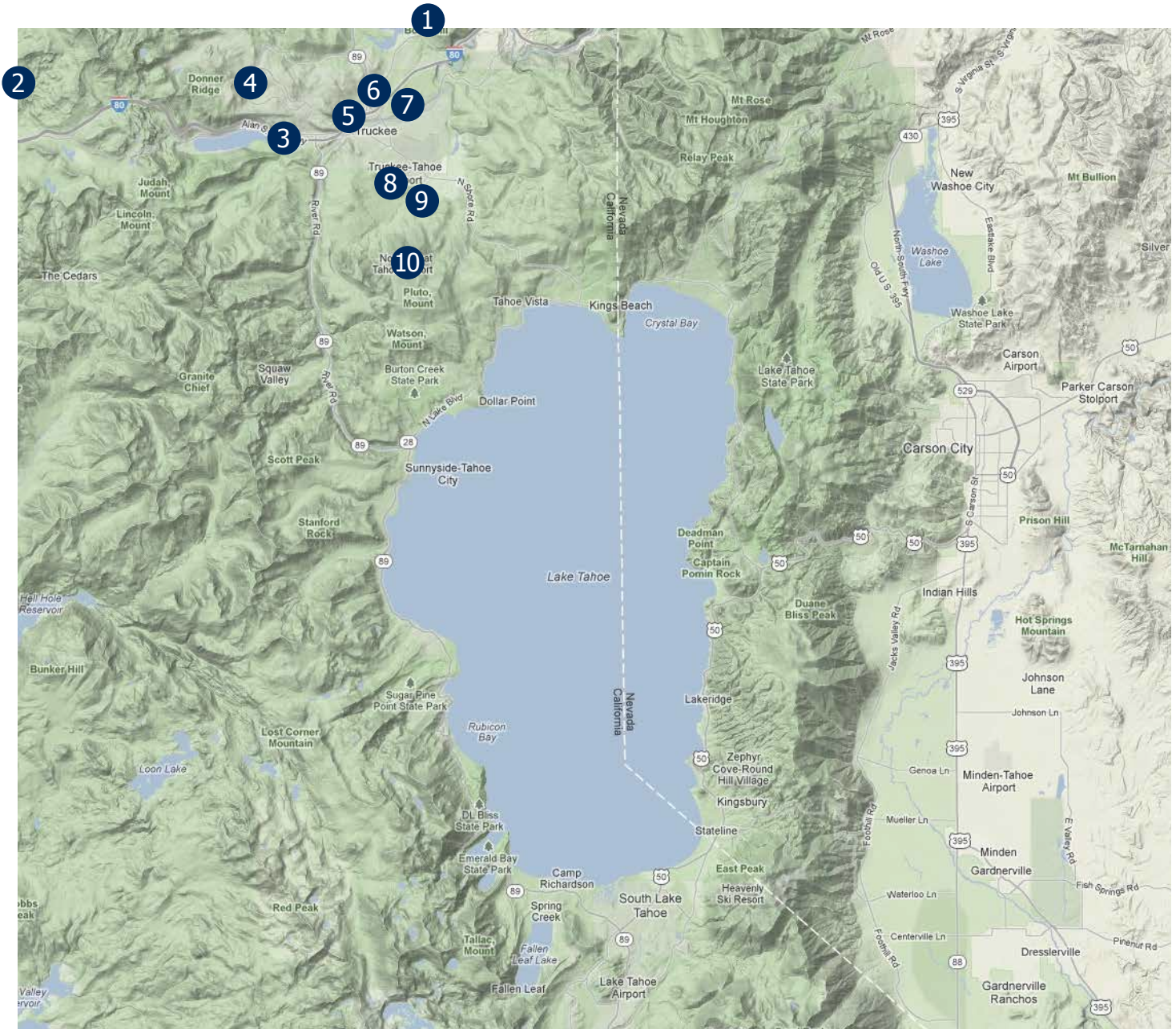
# MICROMARKET REPORT | TRUCKEE



Sierra

Sotheby's  
INTERNATIONAL REALTY

# TRUCKEE NEIGHBORHOODS



- |                  |                    |
|------------------|--------------------|
| 1. Sierra County | 6. Gray's Crossing |
| 2. Donner Summit | 7. Old Greenwood   |
| 3. Donner Lake   | 8. Lahontan        |
| 4. Tahoe Donner  | 9. Martis Valley   |
| 5. Truckee       | 10. Northstar      |



# TRUCKEE MARKET | MARKETS BY AREA

## SIERRA COUNTY SINGLE FAMILY

January through September

	2012	2013	% Change
Median Price .....	\$61,500	\$187,500	204.88%
Average Price .....	\$68,928	\$167,310	142.73%
Highest Price .....	\$96,000	\$300,000	212.50%
Lowest Price .....	\$47,500	\$30,000	-36.84%
Properties Sold .....	7	10	42.86%
% Sold Price to List Price .....	97.55%	96.51%	-1.07%

## DONNER SUMMIT SINGLE FAMILY

January through September

	2012	2013	% Change
Median Price .....	\$228,750	\$300,000	31.15%
Average Price .....	\$308,180	\$347,276	12.69%
Highest Price .....	\$645,000	\$845,000	31.01%
Lowest Price .....	\$105,000	\$72,000	-31.43%
Properties Sold .....	30	47	56.67%
% Sold Price to List Price .....	95.75%	96.28%	0.55%

## TAHOE DONNER SINGLE FAMILY

January through September

	2012	2013	% Change
Median Price .....	\$483,500	\$534,500	10.55%
Average Price .....	\$526,019	\$584,313	11.08%
Highest Price .....	\$1,200,000	\$1,325,000	10.42%
Lowest Price .....	\$164,000	\$164,000	0.00%
Properties Sold .....	196	192	-2.04%
% Sold Price to List Price .....	96.41%	97.92%	1.56%

## TAHOE DONNER CONDOMINIUMS

January through September

	2012	2013	% Change
Median Price .....	\$213,500	\$239,450	12.15%
Average Price .....	\$223,879	\$258,359	15.40%
Highest Price .....	\$439,500	\$501,000	13.99%
Lowest Price .....	\$40,000	\$80,000	100.00%
Properties Sold .....	34	26	-23.53%
% Sold Price to List Price .....	97.30%	98.51%	1.25%



# TRUCKEE MARKET | MARKETS BY AREA

## DONNER LAKE SINGLE FAMILY LAKEFRONT

January through September

	2012	2013	% Change
Median Price .....	\$912,500	\$1,634,200	79.09%
Average Price .....	\$926,250	\$1,634,200	76.43%
Highest Price .....	\$1,100,000	\$1,634,200	48.56%
Lowest Price .....	\$780,000	\$1,634,200	109.51%
Properties Sold .....	4	1	-75.00%
% Sold Price to List Price .....	76.52%	96.19%	25.70%

## DONNER LAKE SINGLE FAMILY NON-LAKEFRONT

January through September

	2012	2013	% Change
Median Price .....	\$375,000	\$492,500	31.33%
Average Price .....	\$451,875	\$527,475	16.73%
Highest Price .....	\$1,060,000	\$1,260,000	18.87%
Lowest Price .....	\$136,000	\$247,000	81.62%
Properties Sold .....	24	20	-16.67%
% Sold Price to List Price .....	91.52%	96.16%	5.06%

## TRUCKEE SINGLE FAMILY/OTHER

January through September

	2012	2013	% Change
Median Price .....	\$330,000	\$420,000	27.27%
Average Price .....	\$393,290	\$509,190	29.47%
Highest Price .....	\$1,500,000	\$2,350,000	56.67%
Lowest Price .....	\$80,000	\$145,000	81.25%
Properties Sold .....	174	209	20.11%
% Sold Price to List Price .....	96.28%	96.78%	0.52%

## GRAY'S CROSSING

January through September

	2012	2013	% Change
Median Price .....	\$900,000	\$799,000	-11.22%
Average Price .....	\$744,800	\$956,666	28.45%
Highest Price .....	\$950,000	\$1,820,000	91.58%
Lowest Price .....	\$140,000	\$545,000	289.29%
Properties Sold .....	5	9	80.00%
% Sold Price to List Price .....	89.35%	95.82%	7.24%



# TRUCKEE MARKET | MARKETS BY AREA

## OLD GREENWOOD

January through September

	2012	2013	% Change
Median Price .....	\$672,500	\$824,250	22.57%
Average Price .....	\$686,250	\$1,388,850	102.38%
Highest Price .....	\$825,000	\$2,350,000	184.85%
Lowest Price .....	\$575,000	\$800,000	39.13%
Properties Sold .....	4	5	25.00%
% Sold Price to List Price .....	94.36%	93.11%	-1.32%

## LAHONTAN

January through September

	2012	2013	% Change
Median Price .....	\$1,575,000	\$1,685,000	6.98%
Average Price .....	\$1,568,333	\$1,704,000	8.65%
Highest Price .....	\$1,970,000	\$2,600,000	31.98%
Lowest Price .....	\$720,000	\$1,050,000	45.83%
Properties Sold .....	9	15	66.67%
% Sold Price to List Price .....	89.17%	94.00%	5.41%

## MARTIS CAMP SINGLE FAMILY

January through September

	2012	2013	% Change
Median Price .....	\$3,200,000	\$3,395,000	6.09%
Average Price .....	\$3,143,750	\$3,708,802	17.97%
Highest Price .....	\$3,325,000	\$5,795,875	74.31%
Lowest Price .....	\$2,850,000	\$2,400,000	-15.79%
Properties Sold .....	4	11	175.00%
% Sold Price to List Price .....	97.63%	95.98%	-1.69%



**TRUCKEE MARKET** | MARKETS BY AREA

**NORTHSTAR SINGLE FAMILY**

January through September

	2012	2013	% Change
Median Price .....	\$625,000	\$851,250	36.20%
Average Price .....	\$789,294	\$1,084,273	37.37%
Highest Price .....	\$2,250,000	\$2,400,000	6.67%
Lowest Price .....	\$405,000	\$635,000	56.79%
Properties Sold .....	23	20	-13.04%
% Sold Price to List Price .....	90.88%	93.57%	2.97%

**NORTHSTAR CONDOMINIUMS**

January through September

	2012	2013	% Change
Median Price .....	\$335,000	\$350,000	4.48%
Average Price .....	\$670,400	\$767,980	14.56%
Highest Price .....	\$2,275,000	\$2,650,000	16.48%
Lowest Price .....	\$155,000	\$150,000	-3.23%
Properties Sold .....	41	56	36.59%
% Sold Price to List Price .....	96.30%	97.20%	0.94%

Based on Information from Tahoe Sierra Board of Realtors and Tahoe Sierra Multiple Listing Service, for the period 01/01/13 through 06/30/13. This representation is based in whole or in part on data supplied by Tahoe Sierra Board of Realtors and Tahoe Sierra Multiple Listing Service. Tahoe Sierra Board of Realtors and Tahoe Sierra Multiple Listing Service does not guarantee nor is in any way responsible for its accuracy and the data maintained may not reflect all real estate activity in the market.

## MICROMARKET REPORT | TRUCKEE

### **SQUAW VALLEY**

1750 Village East Road #63B  
Olympic Valley, CA 96146  
(530) 581-1800  
info@sierrasothebysrealty.com

### **INCLINE VILLAGE**

570 Lakeshore Blvd.  
Incline Village, NV 89451  
(775) 832-4900  
info@sierrasothebysrealty.com

### **TAHOE CITY**

2095 West Lake Blvd.  
Tahoe City, CA 96145  
(530) 581-1800  
info@sierrasothebysrealty.com

### **ZEPHYR COVE**

210 Elks Point Road, Suite 102  
P.O. Box #1370  
Zephyr Cove, NV 89448  
(775) 588-7710  
info@sierrasothebysrealty.com

Sierra

Sotheby's  
INTERNATIONAL REALTY

SIERRASOTHEBYSREALTY.COM