



### Truckee-Tahoe Market Real Estate Pricing

#### Old Greenwood

Homes	Units	Median Price	Average Price	Median Price/Foot	Low Price	High Price	Avg. Dom	% Asking Price
2005	2	\$2,165,000	\$2,165,000	\$624	\$2,130,000	\$2,200,000	103	93%
2006	0	\$0	\$0	\$0	\$0	\$0	0	0%
2007	4	\$1,875,000	\$2,091,250	\$490	\$1,740,000	\$2,875,000	290	87%
2008	5	\$1,700,000	\$1,599,000	\$424	\$845,000	\$2,195,000	227	91%
2009	11	\$1,350,000	\$1,465,000	\$322	\$1,080,000	\$2,500,000	248	68%
2010	5	\$650,000	\$827,000	\$225	\$549,000	\$1,200,000	170	97%
2011	1	\$2,275,000	\$2,275,000	\$503	\$2,275,000	\$2,275,000	2	93%
<b>Currently Active</b>	<b>8</b>	<b>\$1,882,500</b>	<b>\$1,851,000</b>	<b>\$489</b>	<b>\$875,000</b>	<b>\$3,500,000</b>	<b>195</b>	

  

Homesites	Units	Median Price	Average Price	Low Price	High Price	Avg. Dom	Asking Price
2005	19	\$574,000	\$561,000	\$380,000	\$765,000	257	97%
2006	15	\$535,000	\$535,000	\$355,000	\$772,000	142	90%
2007	3	\$515,000	\$549,000	\$360,000	\$772,000	235	85%
2008	0						
2009	3	\$190,000	\$202,000	\$166,000	\$250,000	68	130%
2011	2	\$95,250	\$95,250	\$50,500	\$140,000	129	95%
<b>Currently Active</b>	<b>8</b>	<b>\$379,000</b>	<b>\$356,000</b>	<b>\$149,000</b>	<b>\$649,000</b>	<b>574</b>	

#### Gray's Crossing

Homes	Units	Median Price	Average Price	Median Price/Foot	Low Price	High Price	Avg. Dom	% Asking Price
2005	0	\$0	\$0	\$0	\$0	\$0	0	0%
2006	1	\$1,625,000	\$1,625,000	\$536	\$1,625,000	\$1,625,000	200	95%
2007	1	\$1,735,000	\$1,735,000	\$503	\$1,735,000	\$1,735,000	250	92%
2008	0							
2009	3	\$1,200,000	\$998,000	\$282	\$544,000	\$1,250,000	168	66%
2010	15	\$940,000	\$944,000	\$272	\$640,000	\$1,326,000	302	66%
2011	5	\$775,000	\$759,000	\$238	\$675,300	\$800,000	274	105%
<b>Currently Active</b>	<b>8</b>	<b>\$995,000</b>	<b>\$1,042,000</b>	<b>\$337</b>	<b>\$675,000</b>	<b>\$1,599,000</b>	<b>215</b>	

  

Homesites	Units	Median Price	Average Price	Low Price	High Price	Avg. Dom	Asking Price
2005	20	\$310,000	\$315,000	\$266,000	\$430,000	80	94%
2006	14	\$315,000	\$317,519	\$170,000	\$405,000	110	85%
2007	14	\$351,000	\$369,000	\$200,000	\$520,000	199	86%
2008	36	\$305,000	\$271,000	\$135,000	\$305,000	120	66%
2009	8	\$72,250	\$72,850	\$58,000	\$100,000	274	27%
2010	29	\$55,000	\$56,000	\$28,000	\$112,000	131	72%
2011	14	\$54,000	\$53,000	\$28,000	\$117,500	172	81%
<b>Currently Active</b>	<b>11</b>	<b>\$59,000</b>	<b>\$66,000</b>	<b>\$35,900</b>	<b>\$199,000</b>	<b>165</b>	

**Lahontan**

Homes	Units	Median Price	Average Price	Median Price/Foot	Low Price	High Price	Avg. Dom	% Asking Price
2001	5	\$2,092,000	\$1,860,000	\$605	\$1,825,000	\$2,800,000	231	93%
2002	8	\$2,144,000	\$1,887,500	\$495	\$1,750,000	\$3,350,000	396	87%
2003	13	\$2,130,962	\$2,000,000	\$528	\$1,280,000	\$3,275,000	336	93%
2004	8	\$2,267,000	\$2,075,000	\$499	\$1,512,500	\$3,750,000	297	94%
2005	13	\$2,850,000	\$2,763,000	\$669	\$1,765,000	\$4,400,000	287	89%
2006	10	\$2,368,000	\$2,542,000	\$665	\$1,500,000	\$4,000,000	349	91%
2007	9	\$2,150,000	\$2,344,000	\$538	\$1,725,000	\$3,825,000	393	97%
2008	11	\$2,000,000	\$2,180,000	\$484	\$1,400,000	\$4,250,000	334	81%
2009	11	\$1,708,000	\$1,725,000	\$398	\$945,000	\$2,650,000	90	80%
2010	12	\$1,700,000	\$1,705,000	\$435	\$1,051,000	\$2,225,000	322	81%
2011	5	\$1,400,000	\$1,410,000	\$355	\$1,100,000	\$1,800,000	202	93%
<b>Currently Active</b>	<b>22</b>	<b>\$2,072,000</b>	<b>\$1,895,000</b>	<b>\$471</b>	<b>\$899,000</b>	<b>\$3,095,000</b>	<b>282</b>	

Homesites	Units	Median Price	Average Price	Low Price	High Price	Avg. Dom	Asking Price
2001	10	\$663,250	\$514,000	\$339,500	\$1,500,000	92	90%
2002	13	\$311,000	\$285,000	\$225,000	\$550,000	295	80%
2003	31	\$335,000	\$290,000	\$195,000	\$695,000	360	86%
2004	42	\$340,000	\$365,000	\$190,000	\$650,000	400	89%
2005	38	\$380,000	\$408,000	\$280,000	\$850,000	292	86%
2006	21	\$425,000	\$575,000	\$302,500	\$2,000,000	363	83%
2007	14	\$352,000	\$339,000	\$175,000	\$490,000	282	74%
2008	7	\$300,000	\$375,000	\$185,000	\$999,000	151	77%
2009	13	\$185,000	\$214,000	\$133,000	\$400,000	347	59%
2010	17	\$139,000	\$158,000	\$78,000	\$350,000	394	80%
2011	6	\$140,000	\$136,000	\$85,000	\$180,000	369	83%
<b>Currently Active</b>	<b>50</b>	<b>\$156,000</b>	<b>\$230,000</b>	<b>\$89,500</b>	<b>\$2,400,000</b>	<b>338</b>	

**Schaffer's Mill**

Homes	Units	Median Price	Average Price	Median Price/Foot	Low Price	High Price	Avg. Dom	% Asking Price
2008	7	\$1,176,000	\$1,198,000	\$499	\$1,010,000	\$1,375,000		
2009	1	\$850,000	\$850,000	n/a	\$850,000	\$850,000	0	100%
2010	2	\$962,000	\$962,000	\$295	\$950,000	\$975,000	177	81%
2011	0							
<b>Currently Active</b>	<b>1</b>	<b>\$2,350,000</b>	<b>\$2,350,000</b>	<b>\$516</b>	<b>\$2,350,000</b>	<b>\$2,350,000</b>	<b>53</b>	

Homesites	Units	Median Price	Average Price	Low Price	High Price	Avg. Dom	Asking Price
2008	23	\$350,000	\$350,000	n/a	n/a	n/a	n/a
2009	0						
2010	1	\$145,000	\$145,000	\$145,000	\$145,000	589	73%
2011	0						
<b>Currently Active</b>	<b>1</b>	<b>\$149,000</b>	<b>\$149,000</b>	<b>\$149,000</b>	<b>\$149,000</b>	<b>164</b>	

**Martis Camp**

795

Homes	Units	Median Price	Average Price	Median Price/Foot	Low Price	High Price	Avg. Dom	% Asking Price
2009	2	\$2,745,000	\$2,745,000	\$590	\$1,890,000	\$3,600,000	299	75%
2010	3	\$2,295,000	\$2,595,000	\$728	\$2,195,000	\$3,295,000	107	95%
2011	6	\$2,772,000	\$2,754,000	\$727	\$1,890,000	\$3,600,000	178	90%
<b>Currently Active</b>	<b>6</b>	<b>\$4,050,000</b>	<b>\$6,020,000</b>	<b>\$1,001</b>	<b>\$2,345,000</b>	<b>\$12,400,000</b>	<b>303</b>	

Homesites	Units	Median Price	Average Price	Low Price	High Price	Avg. Dom	Asking Price
2008	25	\$850,000	\$850,000	n/a	n/a	n/a	n/a

2009	53	\$750,000	\$750,000	n/a	n/a	n/a	n/a
2010	64	\$728,000	\$728,000	\$266,000		190	97%
2011	5	\$625,000	\$609,000	\$385,000	\$915,000	183	91%
<b>Currently Active</b>	<b>31</b>	<b>\$779,000</b>	<b>\$845,000</b>	<b>\$350,000</b>	<b>\$1,795,000</b>	<b>234</b>	