

TRUCKEE 2018 | Q2

MARKET REPORT



ENGEL & VÖLKERS[®]

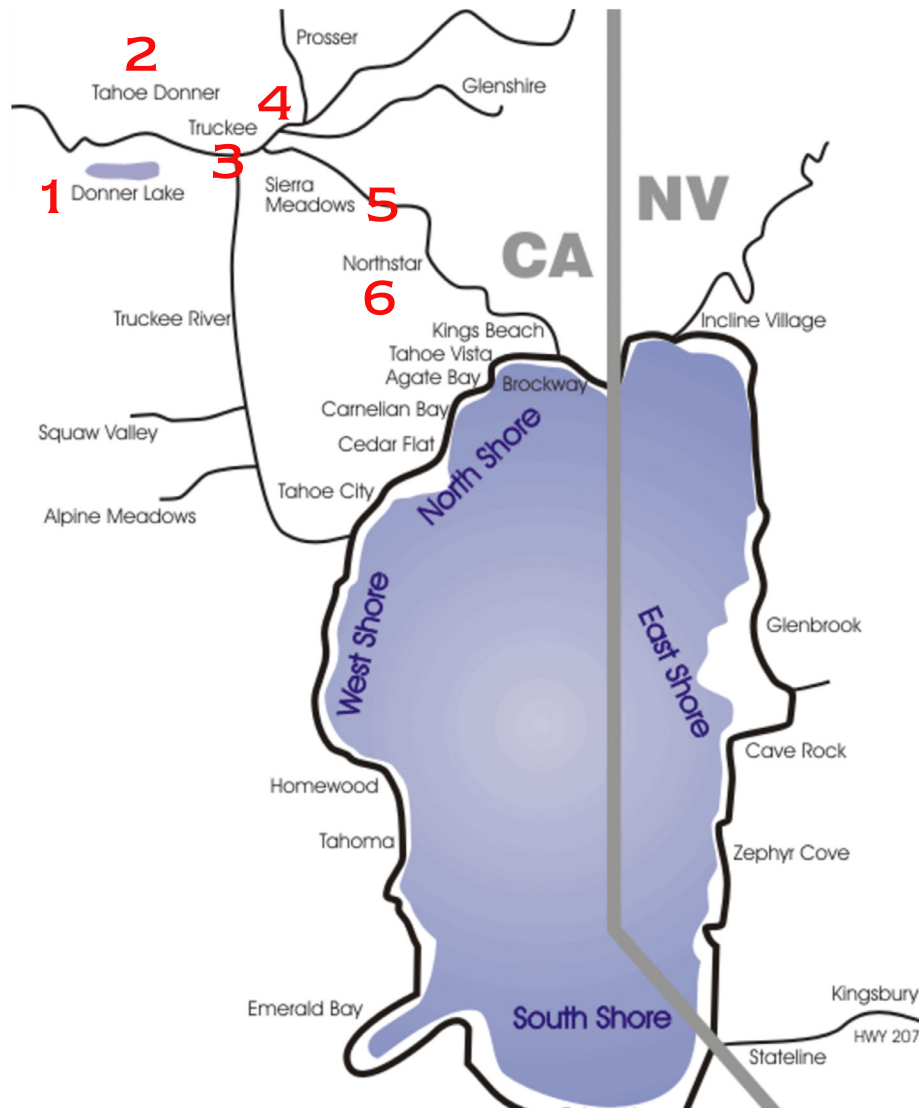
ENGEL & VÖLKERS[®]
TRUCKEE

ENGEL & VÖLKERS[®]
TRUCKEE DONNER

ENGEL & VÖLKERS[®]
LAKE TAHOE

ENGEL & VÖLKERS[®]
INCLINE VILLAGE

MARKET REPORT
TRUCKEE 2018 | Q2



1 DONNER LAKE

4 TRUCKEE GOLF COMMUNITIES

2 TAHOE DONNER

5 MARTIS CAMP

3 TRUCKEE

6 NORTHSTAR

MARKET REPORT

DONNER LAKE



SINGLE FAMILY LAKEFRONT

	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price		\$1,049,000	-
Average List Price		\$1,049,000	-
Average Sold Price		\$1,049,000	-
Average Days on Market		142	-
Highest Sold Price		\$1,049,000	-
Lowest Sold Price		\$1,049,000	-
Properties Sold	0	1	-
% Sold Price to Average List Price	-	100.0%	-

SINGLE FAMILY

	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$688,000	\$559,000	23.1%
Average List Price	\$806,600	\$592,499	36.1%
Average Sold Price	\$797,742	\$586,541	36.0%
Average Days on Market	10	114	-91.2%
Highest Sold Price	\$1,795,000	\$827,250	117.0%
Lowest Sold Price	\$419,200	\$320,000	31.0%
Properties Sold	7	6	16.7%
% Sold Price to Average List Price	98.9%	99.0%	-0.1%

CONDOS

	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price		\$105,000	-
Average List Price		\$295,333	-
Average Sold Price		\$294,000	-
Average Days on Market		111	-
Highest Sold Price		\$691,000	-
Lowest Sold Price		\$86,000	-
Properties Sold	0	3	-
% Sold Price to Average List Price	-	99.5%	-

MARKET REPORT

TAHOE DONNER



SINGLE FAMILY	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$716,000	\$652,000	9.8%
Average List Price	\$766,407	\$711,160	7.8%
Average Sold Price	\$765,440	\$696,201	9.9%
Average Days on Market	28	41	-32%
Highest Sold Price	\$1,500,000	\$1,337,500	12.1%
Lowest Sold Price	\$367,500	\$363,000	1.2%
Properties Sold	59	65	-9.2%
% Sold Price to Average List Price	99.9%	97.9%	2.0%

CONDOS	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$345,000	\$325,000	6.2%
Average List Price	\$332,433	\$343,299	-3.2%
Average Sold Price	\$329,388	\$340,028	-3.1%
Average Days on Market	14	68	-79.4%
Highest Sold Price	\$470,000	\$463,000	1.5%
Lowest Sold Price	\$95,000	\$170,000	-44.1%
Properties Sold	9	25	-64.0%
% Sold Price to Average List Price	99.1%	99.0%	0.0%

MARKET REPORT

TRUCKEE



SINGLE FAMILY	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$662,500	\$561,000	18.1%
Average List Price	\$733,825	\$625,629	17.3%
Average Sold Price	\$723,367	\$616,751	17.3%
Average Days on Market	42	37	13.5%
Highest Sold Price	\$1,450,000	\$1,349,000	7.5%
Lowest Sold Price	\$396,000	\$327,500	20.9%
Properties Sold	46	47	-2.1%
% Sold Price to Average List Price	98.6%	98.6%	0.0%

CONDOS	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$520,000	\$470,000	10.6%
Average List Price	\$554,714	\$459,414	20.7%
Average Sold Price	\$543,728	\$455,414	19.4%
Average Days on Market	36	6	500.0%
Highest Sold Price	\$709,600	\$530,000	33.9%
Lowest Sold Price	\$445,000	\$375,000	18.7%
Properties Sold	7	7	0.0%
% Sold Price to Average List Price	98.0%	99.1%	-1.1%

MARKET REPORT

TRUCKEE GOLF COMMUNITIES

Gray's Crossing, Old Greenwood,
Lahontan & Schaffer's Mill



SINGLE FAMILY	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$1,692,500	\$1,612,500	5.0%
Average List Price	\$2,007,900	\$1,923,285	4.4%
Average Sold Price	\$1,954,000	\$1,856,142	5.3%
Average Days on Market	130	109	19.3%
Highest Sold Price	\$4,100,000	\$3,000,000	36.7%
Lowest Sold Price	\$1,225,000	\$1,225,000	0.0%
Properties Sold	10	14	-28.6%
% Sold Price to Average List Price	97.3%	96.5%	0.8%

CONDOS	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$1,079,750	\$995,000	8.5%
Average List Price	\$1,072,000	\$1,075,000	-0.3%
Average Sold Price	\$1,079,750	\$1,056,666	2.2%
Average Days on Market	68	343	-80.2%
Highest Sold Price	\$1,245,000	\$1,500,000	-17.0%
Lowest Sold Price	\$914,500	\$675,000	35.5%
Properties Sold	2	3	-33.3%
% Sold Price to Average List Price	100.7%	98.3%	2.4%

MARKET REPORT

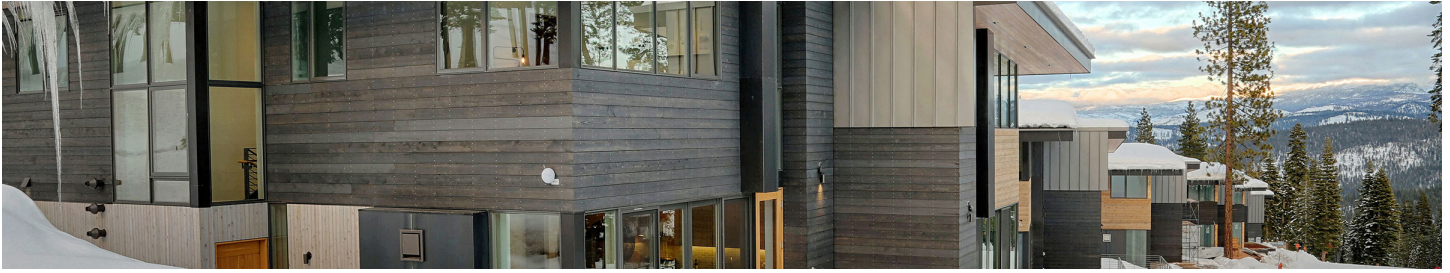
MARTIS CAMP



SINGLE FAMILY	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$4,424,000	\$4,893,750	-9.6%
Average List Price	\$5,104,583	\$5,000,000	2.1%
Average Sold Price	\$4,870,250	\$4,842,916	0.6%
Average Days on Market	177	137	29.2%
Highest Sold Price	\$7,700,000	\$6,800,000	13.2%
Lowest Sold Price	\$3,300,000	\$2,300,000	43.5%
Properties Sold	12	6	100.0%
% Sold Price to Average List Price	95.4%	96.9%	-1.4%

MARKET REPORT

NORTHSTAR



SINGLE FAMILY	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$1,275,000	\$1,534,500	-16.9%
Average List Price	\$1,685,600	\$1,755,666	-4.0%
Average Sold Price	\$1,566,100	\$1,690,666	-7.4%
Average Days on Market	92	168	-45.2%
Highest Sold Price	\$3,800,000	\$3,400,000	11.8%
Lowest Sold Price	\$662,000	\$685,000	-3.4%
Properties Sold	5	6	-17%
% Sold Price to Average List Price	92.9%	96.3%	-3.4%

CONDOS	Q2 - 2018	Q2 - 2017	% Change
Median Sales Price	\$650,000	\$465,000	39.8%
Average List Price	\$1,098,076	\$634,607	73.0%
Average Sold Price	\$1,064,792	\$604,346	76.2%
Average Days on Market	105	157	-33.1%
Highest Sold Price	\$3,160,000	\$1,255,000	151.8%
Lowest Sold Price	\$367,500	\$299,000	22.9%
Properties Sold	13	13	0.0%
% Sold Price to Average List Price	97.0%	95.2%	1.7%