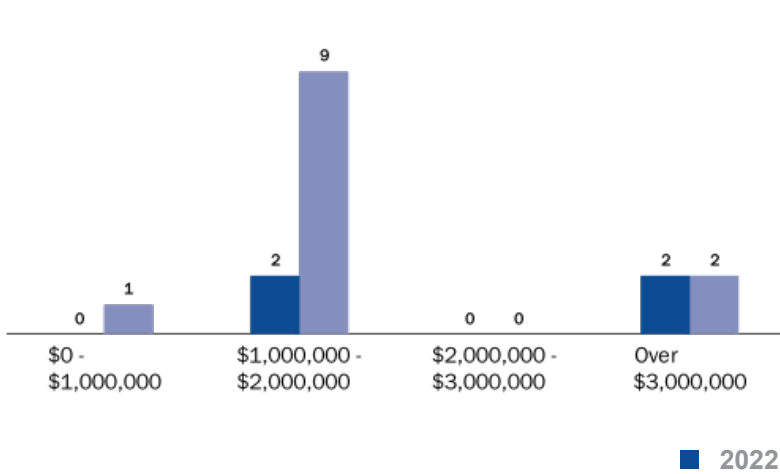


Northstar Community

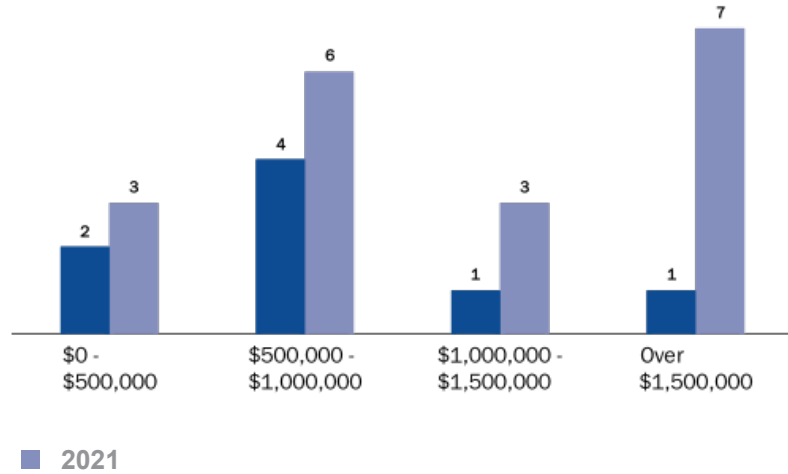
Northstar Homes, The Village, Mountainside

4th Quarter Market Report | Oct 01 - Dec 31
2022 vs 2021

Single Family Homes Sold



Condos/Townhomes Sold



Single Family Home	2022	2021	Change %	Condos/Townhomes	2022	2021	Change %
Median Sales Price	\$2,762,500	\$1,530,000	80.6%	Median Sales Price	\$700,000	\$1,100,000	(36.4%)
Average List Price	\$2,942,500	\$1,742,742	68.8%	Average List Price	\$1,049,000	\$1,589,368	(34.0%)
Average Sold Price	\$2,768,750	\$1,748,333	58.4%	Average Sold Price	\$1,034,375	\$1,570,787	(34.1%)
Average Days on Market	151	33	349.6%	Average Days on Market	51	35	44.5%
Highest Sold Price	\$4,175,000	\$3,150,000	32.5%	Highest Sold Price	\$3,375,000	\$4,823,000	(30.0%)
Lowest Sold Price	\$1,375,000	\$850,000	61.8%	Lowest Sold Price	\$285,000	\$325,000	(12.3%)
Properties Sold	4	12	(66.7%)	Properties Sold	8	19	(57.9%)
Sold Price to Last List Price	94.1%	100.3%	(6.2%)	Sold Price to Last List Price	98.6%	98.8%	(0.2%)
Avg Cost per Square Foot	\$747	\$733	2.0%	Avg Cost per Square Foot	\$978	\$984	(0.6%)

Information gathered from TSMLS 01/06/2023.

Alison Elder
530.582.8103
CA DRE #01399851

ElderGroupTahoeRealEstate.com

