

All Subdivisions - Lot and Land
Currently on the Market December 3, 2009

Subdivision	Listings	Low	Median	High
Incline Lakefront	1	\$7,500,000	\$7,500,000	\$7,500,000
Millcreek	3	\$825,000	\$1,300,000	\$1,995,000
Eastern Slope	0	\$0	\$0	\$0
Mtn. Golf Course	0	\$0	\$0	\$0
Championship GC	0	\$0	\$0	\$0
Apollo	0	\$0	\$0	\$0
Woods	1	\$599,000	\$599,000	\$599,000
Lakeview	0	\$0	\$0	\$0
Ponderosa	0	\$0	\$0	\$0
Lower Tyner	0	\$0	\$0	\$0
Central	2	\$365,000	\$2,182,500	\$4,000,000
Upper Tyner	2	\$299,000	\$367,000	\$435,000
Jennifer	1	\$399,000	\$399,000	\$399,000
Ski Way	1	\$25,900	\$25,900	\$25,900
Crystal Bay	1	\$3,500,000	\$3,500,000	\$3,500,000
Crystal Bay LF	1	\$2,300,000	\$2,300,000	\$2,300,000
Total	13	\$25,900	\$825,000	\$7,500,000

Lot and Land Active By Price
Price Range Homes
 \$0-500,000 = 5
 \$500,000 - \$1,000,000 = 2
 \$1,000,000 - \$2,000,000 = 2
 \$2,000,000- \$3,000,000 = 1
 \$3,000,000 - \$4,000,000 = 2
 \$4,000,000 - \$5,000,000 = 0
 \$5,000,000 + = 1



1076 Flume Road
\$825,000



230 Estates Drive
\$1,300,000



810 Randall
\$399,000

All Subdivisions - Lot and Land
Currently Under Contract December 3, 2009

Subdivision	Listings	Low	Median	High
Incline Lakefront	0	\$0	\$0	\$0
Millcreek	0	\$0	\$0	\$0
Eastern Slope	0	\$0	\$0	\$0
Mtn. Golf Course	0	\$0	\$0	\$0
Championship GC	0	\$0	\$0	\$0
Apollo	0	\$0	\$0	\$0
Woods	0	\$0	\$0	\$0
Lakeview	0	\$0	\$0	\$0
Ponderosa	0	\$0	\$0	\$0
Lower Tyner	0	\$0	\$0	\$0
Central	0	\$0	\$0	\$0
Upper Tyner	0	\$0	\$0	\$0
Jennifer	0	\$0	\$0	\$0
Ski Way	0	\$0	\$0	\$0
Crystal Bay	1	\$495,000	\$495,000	\$495,000
Crystal Bay LF	0	\$0	\$0	\$0
Total	1	\$495,000	\$495,000	\$495,000

Under Contract Residentials By Price

<u>Price Range</u>	<u>Homes</u>
\$0 - \$1,000,000	= 1
\$1,000,000 - \$2,000,000	= 0
\$2,000,000 - \$3,000,000	= 0
\$3,000,000 - \$4,000,000	= 0
\$4,000,000 - \$5,000,000	= 0
\$5,000,000 +	= 0

All Subdivisions - Lot and Land

Sold - 01/01/2009 -12/03/2009

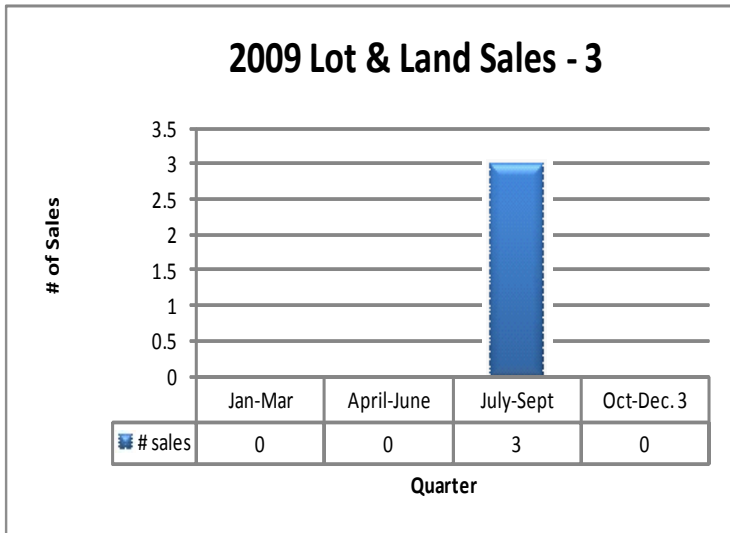
Subdivision	Sales	Low Price	Median Price	High Price	DOM
Incline LF	1	\$8,985,000	\$8,985,000	\$8,985,000	0
Millcreek	1	\$472,000	\$472,000	\$472,000	63
Eastern Slope	0	\$0	\$0	\$0	0
Mtn. GC	0	\$0	\$0	\$0	0
Champ GC	0	\$0	\$0	\$0	0
Apollo	0	\$0	\$0	\$0	0
Woods	0	\$0	\$0	\$0	0
Lakeview	0	\$0	\$0	\$0	0
Ponderosa	0	\$0	\$0	\$0	0
Lower Tyner	0	\$0	\$0	\$0	0
Central	0	\$0	\$0	\$0	0
Upper Tyner	0	\$0	\$0	\$0	0
Jennifer	0	\$0	\$0	\$0	0
Ski Way	0	\$0	\$0	\$0	0
Crystal Bay	1	\$265,000	\$265,000	\$265,000	337
Crystal Bay LF	0	\$0	\$0	\$0	0
Total	3	\$265,000	\$472,000	\$8,985,000	200

DOM = Days on Market

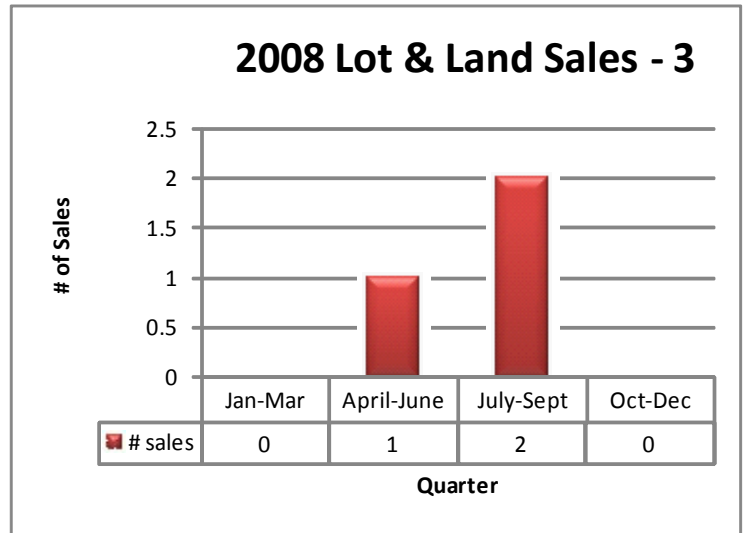
Residential Sales By Price

Price Range	Homes
\$0 - \$1,000,000	= 2
\$1,000,000 - \$2,000,000	= 0
\$2,000,000- \$3,000,000	= 0
\$3,000,000 - \$4,000,000	= 0
\$4,000,000 - \$5,000,000	= 0
\$5,000,000 +	= 1

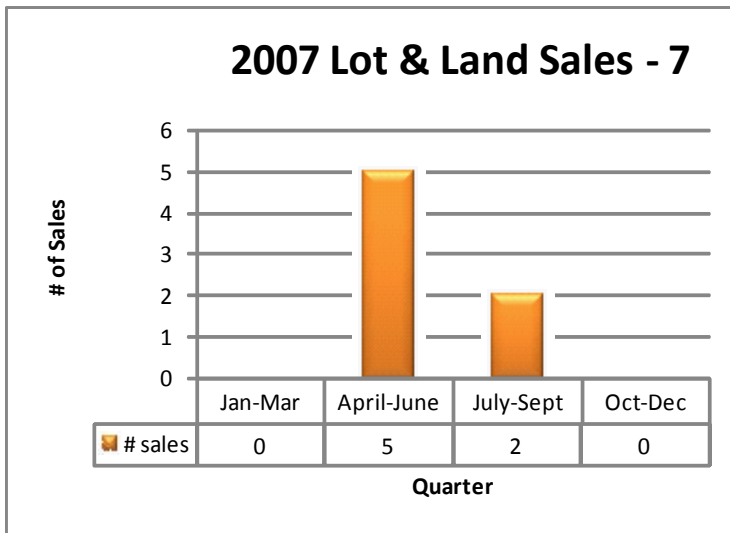
Quarterly Sales 2006-2009 Lots & Land



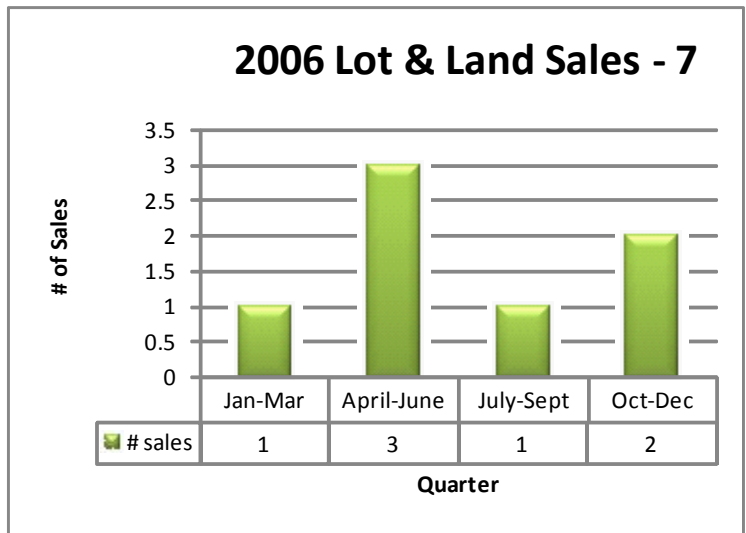
2009 Median List Price = \$599,000
2009 Median Sold Price = \$472,000



2008 Median List Price = \$650,000
2008 Median Sold Price = \$652,000



2007 Median List Price = \$442,500
2007 Median Sold Price = \$415,000



2006 Median List Price = \$150,000
2006 Median Sold Price = \$137,500