

# Tahoe Sierra MLS - August Sales Statistics 2025

Area	Northshore Lake Tahoe			West Shore Lake Tahoe			Alpine/Squaw TRC			Northstar			Truckee			Tahoe Donner			Other			Total		
Type	SF	CND	OTH	SF	CND	OTH	SF	CND	OTH	SF	CND	OTH	SF	CND	OTH	SF	CND	OTH	SF	CND	OTH	SF	CND	OTH
Active Listings 8/25	83	51	2	66	1	0	27	37	0	13	30	0	158	36	1	51	7	0	83	12	1	481	174	4
Sold Listings 8/25	19	4	0	22	1	0	7	1	0	1	6	0	39	4	0	31	2	0	12	2	0	131	20	0
\$299,999 or less																						0	0	0
\$300,000 - \$499,999		1		1							1			1					3	1		4	4	0
\$500,000 - \$699,999	2	2											1	1		2	2		3	1		8	6	0
\$700,000 - \$899,999	2	1		3	1			1			2		9			8			3			25	5	0
\$900,000 - \$1,199,999	6			9				1					6	1		9						31	1	0
\$1,200,000 - \$1,499,999	1			6				3			1		4	1		9						24	1	0
\$1,500,000 - \$1,999,999	3			1				1			3		1			2						8	3	0
\$2,000,000 - \$2,999,999	2							2					8			1			2			15	0	0
\$3,000,000 - \$4,999,999													7									7	0	0
\$5,000,000 - \$7,999,999	2																		1			3	0	0
\$8,000,000 - \$9,999,999													2									2	0	0
\$10,000,000 or more	1			2									1									4	0	0

\*TSMLS information deemed reliable, but not guaranteed

# Tahoe Sierra MLS - August Analysis 2025

SF SOLD ANALYSIS	N Shore	W Shore	Alpine/ Squaw	Northstar	Truckee	Tahoe Donner	Out of Area
No. of Lisitngs	19	22	7	1	39	31	12
Dollar Volume	\$51,462,050	\$48,669,320	\$11,388,000	\$1,470,000	\$95,829,643	\$35,075,805	\$15,201,195
Average Price	\$2,708,528	\$2,212,241	\$1,626,857	\$1,470,000	\$2,457,170	\$1,131,477	\$1,266,766
Median Price	\$1,170,000	\$1,169,716	\$1,365,000	\$1,470,000	\$1,460,000	\$1,050,000	\$672,500
Average DOM	63	37	43	176	55	43	104

CND SOLD ANALYSIS	N Shore	W Shore	Alpine/ Squaw	Northstar	Truckee	Tahoe Donner	Out of Area
No. of Lisitngs	4	1	1	6	4	2	2
Dollar Volume	\$2,346,000	\$825,000	\$750,000	\$7,629,000	\$3,283,000	\$1,294,000	\$1,004,000
Average Price	\$586,500	\$825,000	\$750,000	\$1,271,500	\$820,750	\$647,000	\$502,000
Median Price	\$638,500	\$825,000	\$750,000	\$1,292,500	\$742,500	\$647,000	\$502,000
Average DOM	193	10	43	63	45	23	94

OTH SOLD ANALYSIS	N Shore	W Shore	Alpine/ Squaw	Northstar	Truckee	Tahoe Donner	Out of Area
No. of Lisitngs	0	0	0	0	0	0	0
Dollar Volume	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Average Price	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Median Price	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Average DOM	0	0	0	0	0	0	0