

LAKESHORE REALTY

Planned Unit Development Sales 2nd Quarter 2019 (Jan-June)

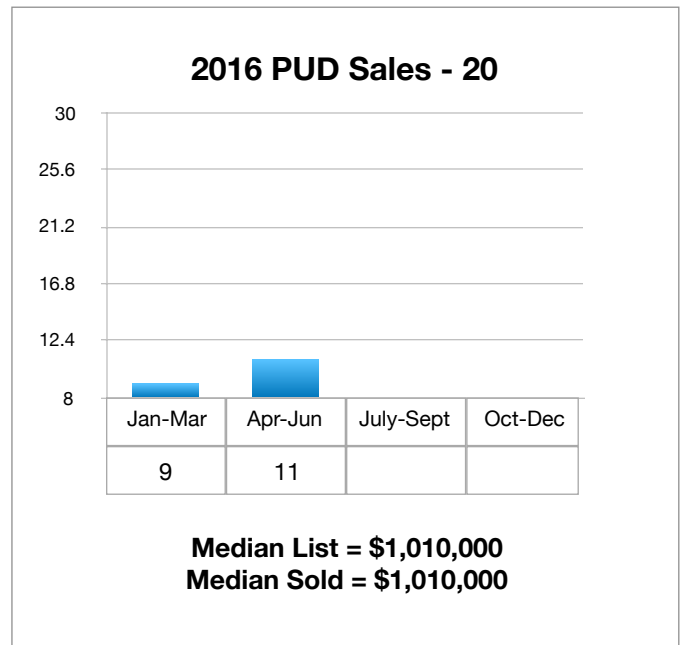
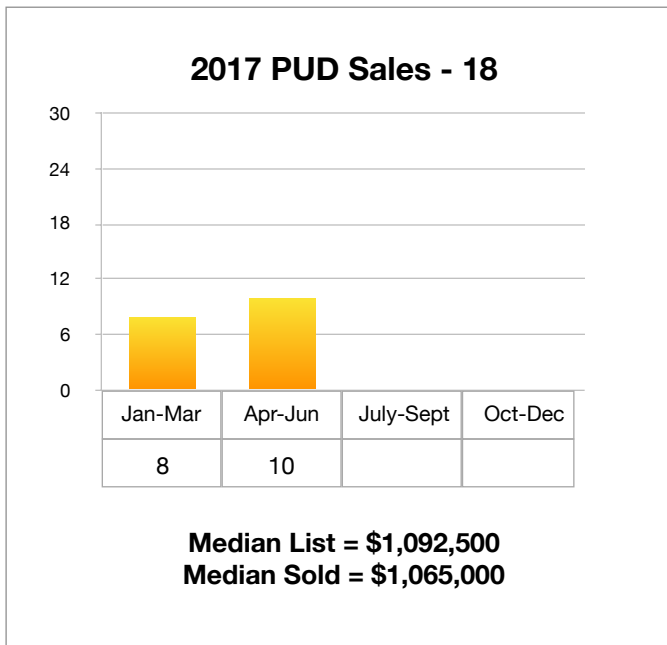
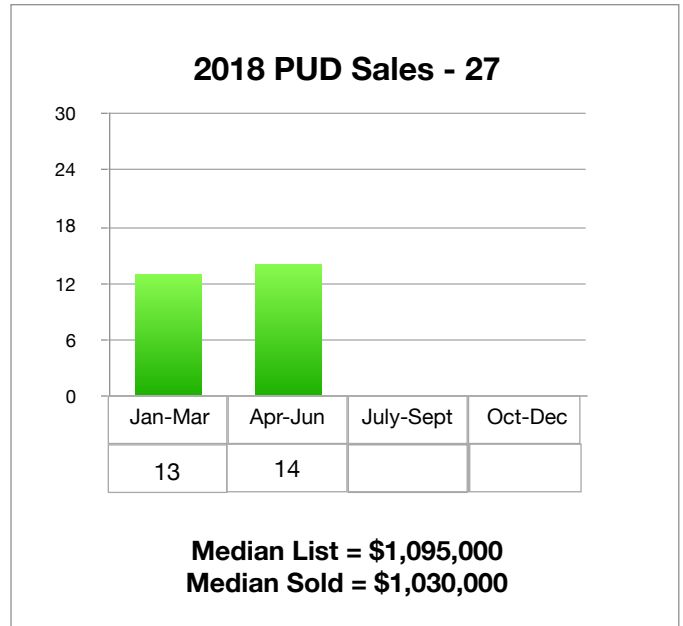
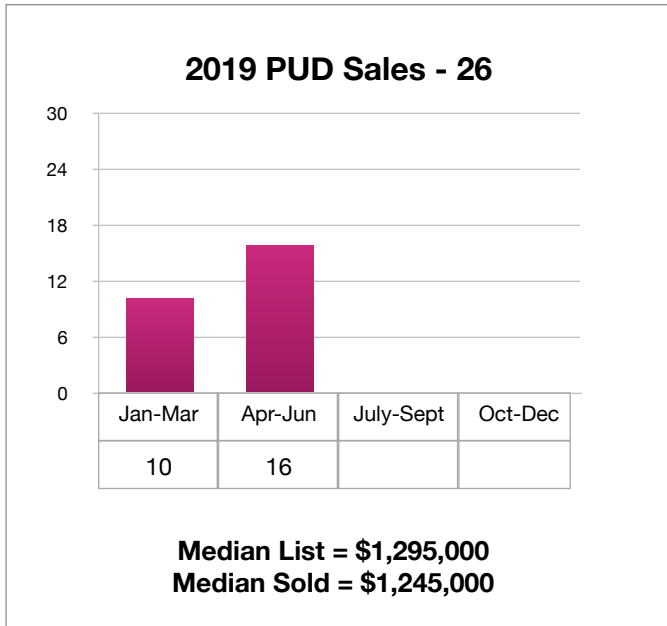
Complex	Total Sales	Minimum	Median	Maximum	Avg. DOM
The Glen	1	-	-	\$2,450,000	223
Incline Creek Estates	7	\$1,430,000	\$1,450,000	\$1,662,500	77
Tyrolian Village	5	\$540,000	\$1,225,000	\$1,615,000	73
Deer Creek	3	\$1,250,000	\$1,310,000	\$1,367,500	181
Country Club Villas	2	\$1,237,500	-	\$1,280,000	51
The Reserve	1	-	-	\$1,240,000	259
Tyrolia	2	\$699,000	-	\$1,220,000	206
Summit Townhome	1	-	-	\$968,000	191
Golf Course Villas	2	\$950,000	-	\$965,000	37
Tahoe Palisades	1	-	-	\$625,500	282
Incline Crest III	1	\$435,000	-	-	106
TOTAL:	26	\$435,000	\$1,245,000	\$2,450,000	119

Price	Active	Pending	Sold
\$0 - \$400,000	0	0	0
\$400,000-\$500,000	1	0	1
\$500,000-\$600,000	3	0	2
\$600,000-\$800,000	1	1	2
\$800,000-\$1,000,000	1	1	3
\$1,000,000-\$1,500,000	4	1	14
\$1,500,000 +	2	0	4
Total:	12	3	26

PUD's	Q2 2018	Q2 2019	% Change
Closed Sales	27	26	-3.7%
Median List Price	\$1,095,000	\$1,295,000	+18.2%
Median Sale Price	\$1,030,000	\$1,245,000	+20.8%
Average DOM	197	119	-39.5%
Total Sales Volume	\$27,760,682	\$31,543,957	+13.6%



1st & 2nd Quarter PUD Sales Comparison 2016-2019



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2008-2019 PUD Quarterly Sales

