

Northstar Homes – Comparable Sales

Properties sold from 2018 through present

Information below is from the Tahoe Sierra MLS And Is deemed reliable but not guaranteed. Square Footage is approximate and unconfirmed.

2019 Sold													
	COE	MLS #	Asking	Sold	% Ask	Address	Bed	Bath	SqFt	\$/SqFt	Gar	Year	DOM
28	10/23/2019	20190166	\$975,000	\$925,000	94.8%	1623 Deer Path	4	3	2308	\$400.78	2	1979	235
27	10/16/2019	20191462	\$679,000	\$660,000	97.2%	1502 Logging Trail	3	2	1660	\$397.59	0	1979	75
26	10/09/2019	20192250	\$1,895,000	\$1,860,000	98.1%	1755 Grouse Ridge	4	4.5	3566	\$521.59	2	2002	30
25	10/04/2019	20191477	\$2,297,000	\$2,037,500	88.7%	2009 Red Tail Ct	4	3.5	3858	\$528.12	3	2001	95
24	09/25/2019	20191592	\$1,495,000	\$1,465,000	98.0%	1754 Grouse Ridge	3	2.5	2212	\$662.30	2	2012	55
23	09/23/2019	20190391	\$799,000	\$780,000	97.6%	287 Basque	3	2	1550	\$503.23	1	1986	162
22	09/13/2019	20190921	\$1,325,000	\$1,245,000	92.9%	409 Lodgepole	4	3.5	2845	\$437.61	2	1993	96
21	09/11/2019	20190392	\$1,415,000	\$1,375,000	97.1%	439 Lodgepole	4	3	2896	\$474.79	2	1985	143
20	08/23/2019	20191618	\$839,000	\$825,000	98.3%	312 Skidder Trail	3	3	1800	\$458.33	1	1985	12
19	08/18/2019	20182832	\$2,199,000	\$1,825,000	83.0%	1710 Grouse Ridge Rd	3	3.5	3126	\$583.81	2	2006	268
18	08/09/2019	20190188	\$1,395,000	\$1,350,000	96.7%	276 Basque	5	4.5	3306	\$408.35	2	1989	173
17	08/08/2019	20190815	\$2,050,000	\$1,950,000	95.12%	1776 Grouse Ridge	4	4	2630	\$741.44	2	2016	61
16	07/12/2019	20190530	\$939,000	\$875,000	93.1%	1626 Deer Path	3	2.5	2135	\$409.84	2	1980	64
15	06/24/2019	20191479	\$1,225,000	\$1,165,000	95.1%	1017 Martis Landing	4	3	2284	\$510.07	2	1979	79
14	06/06/2019	20181590	\$1,275,000	\$1,190,000	93.3%	282 Basque	4	4	2934	\$405.59	2	1993	316
13	05/02/2019	20183077	\$850,000	\$835,000	98.2%	175 Basque	4	3	2468	\$338.33	2	1981	113
12	04/25/2019	20190436	\$1,649,000	\$1,649,000	100.0%	313 Skidder Trail	4	3.5	3062	\$538.54	2	2006	4
11	04/19/2019	20183188	\$1,545,000	\$1,500,000	97.0%	1106 Martis Landing	4	4	3196	\$469.34	2	2003	140
10	04/19/2019	20182292	\$2,995,000	\$3,100,000	103.5%	2215 Silver Fox Ct	6	5.5	4996	\$620.50	2	2001	223
9	04/16/2019	20190367	\$699,000	\$715,000	102.2%	1114 Martis Landing	3	2	1588	\$450.25	0	1979	5
8	03/25/2019	20180527	\$1,299,000	\$1,150,000	88.5%	1327 Mill Camp	5	4	2140	\$537.38	0	1979	344
7	03/18/2019	20182907	\$630,000	\$597,000	94.8%	1112 Martis Landing	2	2	1450	\$411.72	0	1974	108
6	02/25/2019	20172721	\$895,000	\$885,000	98.9%	384 Skidder Trail	3	3.5	2919	\$303.19	2	1988	371
5	02/15/2019	20181660	\$3,149,000	\$2,935,000	93.2%	2326 Overlook Pl	5	4.5	4600	\$638.04	2	2005	216
4	02/15/2019	20190027	\$838,000	\$832,000	99.3%	1631 Deer Path	4	3	2135	\$389.70	2	1980	9
3	02/12/2019	20183062	\$1,895,000	\$1,870,000	98.7%	1071 Martis Landing	4	3.5	3290	\$568.39	2	1980	44

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2	02/01/2019	20183138	\$735,000	\$715,000	97.3%	1614 Deer Path	3	2	1665	\$429.43	2	1980	12
1	01/31/2019	20181162	\$1,995,000	\$1,800,000	90.2%	2108 Eagle Feather Ct	4	4.5	3116	\$577.66	2	2003	151
2018 Sold													
	COE	MLS #	Asking	Sold	% Ask	Address	Bed	Bath	SqFt	\$/SqFt	Gar	Year	DOM
32	12/19/2018	20173100	\$1,095,000	\$1,095,000	100.0%	178 Basque	4	4.5	2609	\$419.70	2	1983	330
31	12/07/2018	20182750	\$759,000	\$741,000	97.6%	817 Beaver Pond	4	3	2366	\$313.19	2	1980	40
30	11/30/2018	20182931	\$1,995,000	\$1,920,000	96.2%	210 Bitter Brush	5	5	4170	\$460.43	2	1993	8
29	11/16/2018	20181588	\$825,000	\$815,000	98.8%	524 Wolf Tree	4	2.5	2537	\$321.25	2	1980	111
28	11/01/2018	20182498	\$855,000	\$828,000	96.8%	1621 Deer Path	5	3	2078	\$398.46	2	1981	25
27	10/22/2018	20182621	\$895,000	\$895,000	100.0%	1059 Martis Landing	4	2	1800	\$497.22	2		2
26	10/16/2018	20181524	\$1,499,000	\$1,600,000	106.7%	1412 Oxen Run	4	3.5	3333	\$480.05	2	1994	89
25	10/10/2018	20281799	\$895,000	\$875,000	97.7%	705 Conifer	4	3	1862	\$469.92	2	1979	83
24	10/10/2018	20182592	\$759,000	\$765,000	100.1%	179 Basque	3	2	1628	\$469.90	2	1980	7
23	10/09/2018	20182485	\$1,075,000	\$1,075,000	100.0%	441 Lodgepole	4	3	2396	\$448.66	2	1981	7
22	10/05/2018	20180400	\$1,750,000	\$1,650,000	94.3%	2104 Eagle Feather Ct	4	4.5	3450	\$478.26	2	2002	185
21	09/17/2018	20181932	\$1,015,000	\$985,000	97.0%	1338 Indian Hills	4	2	2020	\$487.62	2		35
20	09/10/2018	20181312	\$1,570,000	\$1,570,000	100.0%	540 Wolf Tree	5	4.5	3294	\$476.62	2	1981	12
19	08/31/2018	20181403	\$629,000	\$585,000	93.0%	800 Beaver Pond	2	2.5	1797	\$325.54	2	1974	54
18	08/31/2018	20181188	\$1,095,000	\$1,070,000	97.7%	1051 Martis Landing	4	3	2510	\$426.29	2	1980	75
17	08/13/2018	20180225	\$1,325,000	\$1,276,500	96.3%	314 Skidder Trail	4	3	2784	\$458.51	2	2001	155
16	08/08/2018	20181612	\$1,395,000	\$1,360,000	97.5%	417 Lodgepole	4	3.5	2778	\$489.56	2	1981	18
15	08/03/2018	20180343	\$1,229,000	\$1,210,000	98.4%	518 Wolf Tree	4	4	2652	\$456.26	2	2000	78
14	07/23/2018	20182006	\$895,000	\$895,000	100.0%	732 Conifer	3	2	1857	\$481.96	2	1990	26
13	07/20/2018	20181967	\$1,650,000	\$1,650,000	100.0%	1077 Martis Landing	4	4.5	3324	\$496.49	2	2000	0
12	07/17/2018	20181701	\$869,000	\$859,000	98.8%	254 Basque	3	2	1963	\$437.60	1	1990	4
11	07/06/2018	20180223	\$1,149,000	\$1,110,000	96.6%	292 Basque	4	3.5	2507	\$442.76	2	1995	112
10	06/21/2018	20171560	\$4,250,000	\$3,800,000	89.4%	2538 N. Summit Pl	5	6	5694	\$667.37	3	2005	277
9	05/03/2018	20180517	\$795,000	\$798,500	100.4%	242 Basque	3	2	1584	\$504.10	2	1988	9

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8	04/25/2018	20180343	\$1,295,000	\$1,295,000	100.0%	217 Basque	4	3.5	2734	\$473.66	2	2000	0
7	04/10/2018	20180468	\$1,349,000	\$1,275,000	94.5%	2008 Red Tail Ct	4	3	2642	\$482.59	2	1999	2
6	04/06/2018	20172582	\$739,000	\$662,000	89.5%	1233 Wagon Wheel	3	2.5	1568	\$422.19	0	1979	174
5	03/26/2018	20171656	\$949,000	\$890,000	93.7%	1202 gold Bend	4	3.5	3314	\$268.56	2	1983	246
4	03/06/2018	20180198	\$1,549,000	\$1,535,000	99.1%	1708 Grouse Ridge Rd	4	4.5	3370	\$455.49	2	1998	3
3	02/22/2018	20163443	\$949,000	\$935,000	98.5%	1036 Martis Landing	4	2.5	2052	\$455.65	2	1984	369
2	02/22/2018	20172106	\$5,400,000	\$4,741,000	87.8%	19145 Glades Pl	5	6.5	6299	\$752.66	3	2016	191
1	02/09/2018	20171058	\$3,475,000	\$3,200,000	92.0%	Stellar Residence #2	4	3.5	3450	\$927.54	2	2015	257

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