

Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/20/16	Listing # 126719	3066 Fresno Ave, South Lake Tahoe, CA 96150	Listing Price: \$400,000
	County: El Dorado	Cross St: Modesto	



Property Type	Residential	Property Subtype	Single Family
Area	Al Tahoe	Subdivision	Al Tahoe 1
Style	Ranch		
Beds	3	Approx Square Feet	1225 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$326.53
Garage	1		
Year Built	1958	Lot Sq Ft(approx)	6011 ((Tax Data))
APN	026-101-15-100		
DOM/CDOM	21/21	Approx Lot Size	0.1380

Additional Pictures

Directions From Lake Blvd turn onto Modesto; turn right onto Fresno. House is on the corner of Modesto & Fresno

Public Remarks A perfect place to call home! This 3 bedroom 2 bath rancher in Al Tahoe is a great location and perfect opportunity for buyers looking to invest in Lake Tahoe. Located in the highly desirable neighborhood of Al Tahoe and walking distance to the Lake, this comfortable home is waiting for you to add your own finishing touches. This is it - your Lake Tahoe Get-Away; you don't want to miss out on this location - come see it today!

Active 10/07/16	Listing # 126691	2943 Oakland Ave, South Lake Tahoe, CA 96150	Listing Price: \$499,000
	County: El Dorado	Cross St: Los Angeles	



Property Type	Residential	Property Subtype	Single Family
Area	Al Tahoe	Subdivision	Al Tahoe 1
Style	Cabin		
Beds	3	Approx Square Feet	1383 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$360.81
Garage	0		
Year Built	1948	Lot Sq Ft(approx)	6316 ((Tax Data))
APN	026-144-14-100		
DOM/CDOM	34/34	Approx Lot Size	0.1450

Additional Pictures

Directions From Lake Tahoe Blvd turn onto Los Angeles- turn left onto Oakland - house is on the right.

Public Remarks Mountain + Modern in this newly renovated cabin in the Heart of South Lake Tahoe. If you are looking for authentic Tahoe in one of the most desirable neighborhoods on the South Shore, this one is for you. Everything in this three bedroom, two bath home is completely remodeled. Exquisite details everywhere you look. Starting the moment you walk in, the wide open entry opens to high ceilings with lots of natural light. There is a tasteful flair in all the upgrades - floor, windows, kitchen, bath, fireplace. Bring everything you need to play in the mountains and set up house in this well-lit delightfully appointed gem. You won't find the same quality and space in this highly sought after location on Tahoe's South Shore!

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 U.S. Patent 6,910,045



Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/04/16	Listing # 126674	3727 Larch Ave, South Lake Tahoe, CA 96150-8504	Listing Price: \$289,000
	County: El Dorado	Cross St: sonora	



Property Type	Residential	Property Subtype	Single Family
Area	Bijou 1	Subdivision	Bijou Park Addition
Style	Cabin		
Beds	2	Approx Square Feet	878 Tax Data
Baths(FH)	1 (1 0)	Price/Sq Ft	\$329.16
Garage	0		
Year Built	1959	Lot Sq Ft(approx)	5009 ((Tax Data))
APN	027-136-27-100		
DOM/CDOM	37/37	Approx Lot Size	0.1150

Additional Pictures

Directions ski run left on larch house of left just past Sonora

Public Remarks Very cute and cozy 2bd 1ba with upstairs loft located very close to Stateline, Heavenly and the Lake. Quite roomy for the 878 sq ft. Some upgrades in 2006 with carpet and wall heater within the last 2 years. Huge picture window in living room, open beamed wood vaulted ceiling, large stone open fireplace and of course the upstairs loft. True Tahoe Classic Charm.

Active 10/03/16	Listing # 126687	3748 Larch Ave, South Lake Tahoe, CA 96150-8503	Listing Price: \$326,000
	County: El Dorado	Cross St: Wildwood	



Property Type	Residential	Property Subtype	Single Family
Area	Bijou 1	Subdivision	Bijou Park Addition
Style	Chalet		
Beds	2	Approx Square Feet	884 Tax Data
Baths(FH)	1 (1 0)	Price/Sq Ft	\$368.78
Garage	0		
Year Built	1957	Lot Sq Ft(approx)	5009 ((Tax Data))
APN	027-152-08-100		
DOM/CDOM	38/38	Approx Lot Size	0.1150

Additional Pictures

Directions HWY 50 to Ski Run Blvd, Left on Larch and home is on right side of street.

Public Remarks Ski Chalet 5 minutes to Heavenly Ski Resort, Lake Tahoe & casinos. Great opportunity for investors! The cabin has recently been rented on a year lease at \$1,400/month and previously been a Ski Lease at \$1,800/mo and as a vacation rental renting at \$135-\$200/night. The cabin was built in 1957 with recent updates of new kitchen, bath, appliances, plumbing fixtures, ceramic tile in the bath, laminate floors, carpeting, lighting, doors, 2 gas fireplaces, vinyl dual pane windows, paver parking pad, decking and interior and exterior paint. The cabin feels spacious with the kitchen open to the living room with pine open beam ceilings and large gas fireplace with brick surround. There is one bedroom downstairs with sliding glass door to the back deck and a cozy upstairs bedroom with a free-standing gas stove plus connecting loft which could be a 3rd bedroom. Beautiful tall pine trees surround the cabin which adds to the wonderful Tahoe feel!

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Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/04/16	Listing # 126761	1060 Sonora Ave, South Lake Tahoe, CA 96150	Listing Price: \$469,900
	County: El Dorado	Cross St: Forest	



Property Type	Residential	Property Subtype	Single Family
Area	Bijou 1	Subdivision	Bijou Park
Style	Split Level		
Beds	4	Approx Square Feet	2340 Assessor
Baths(FH)	2 (2 0)	Price/Sq Ft	\$200.81
Garage	2		
Year Built	1960	Lot Sq Ft(approx)	5009 ((Tax Data))
APN	027-075-18-100		
DOM/CDOM	37/37	Approx Lot Size	0.1150

Additional Pictures

Directions Pioneer to Sonora, or Ski Run to Forest

Public Remarks Bank Approved Short Sale Opportunity! This large 4 bedroom, 2 bathroom house with spacious game room and two car garage boasts a prime central location, just minutes from the lake, skiing, restaurants, shopping and night life. Bank has approved short sale at \$469,900. Quick close is possible!

Active 10/06/16	Listing # 126671	3169 Pioneer Trl, South Lake Tahoe, CA 96150	Listing Price: \$595,000
	County: El Dorado	Cross St: April	



Property Type	Residential	Property Subtype	Single Family
Area	Bijou 1	Subdivision	Rancho Bijou 2
Beds	3	Approx Square Feet	2379 Tax Data
Baths(FH)	3 (2 1)	Price/Sq Ft	\$250.11
Garage	2		
Year Built	2007	Lot Sq Ft(approx)	6186 ((Tax Data))
APN	025-481-41-100		
DOM/CDOM	35/35	Approx Lot Size	0.1420

Additional Pictures

Directions Hwy 50 to Pioneer Trail, home located on west side of Pioneer Trail between Bode Dr. and April Dr.

Public Remarks Looking for that special home situated close to all that Tahoe has to offer? With skiing, hiking & biking trails, night life, shopping, dining and the Lake just minutes away, this beautifully designed, newer home could be it; featuring Brazilian Cherry Wood floors, plenty of Alder Wood cabinets, expansive Granite counter tops, and elegant Travertine Tile in all baths. Worry free living awaits you right here in the heart of town. Perfect place to venture out from if you like to come to town, stay in

provide an inviting setting to stay in with family and friends.

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Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/06/16	Listing # 126686	2170 Cornelian Dr, Meyers, CA 96150	Listing Price: \$544,000
	County: El Dorado	Cross St: Mulberry Drive	



Property Type	Residential	Property Subtype	Single Family
Area	Christmas Valley 1	Subdivision	Sierra Park
Beds	3	Approx Square Feet	2286 Tax Data
Baths(FH)	3 (2 1)	Price/Sq Ft	\$237.97
Garage	2		
Year Built	2004	Lot Sq Ft(approx)	5982 ((Tax Data))
APN	035-131-10-100		
DOM/CDOM	35/35	Approx Lot Size	0.1373

Additional Pictures

Directions Highway 89 (Luther pass Road) to Cornelian Drive.

Public Remarks Like new mountain contemporary style home with views! This bright home has an open floor plan with an abundance of natural sunlight. Some of the custom features include vaulted ceilings, custom Hunter Douglas window shades, granite slab counters, gas fireplace, and extensive use of natural slate flooring. Rich pine cabinetry, a gas cook top, and a walk in pantry in the kitchen are perfect for the cook in the family. The spacious Master suite is located on the main living level and features two walk-in closets and Master bath with a jetted spa tub and separate shower. There are two guest bedrooms, one with its own private deck. There is a family room downstairs great for kids and entertaining along with a spacious laundry room. Backing US Forest Service land and Lake Valley Fire District land, this warm and inviting home is sure to suit the most discriminating taste! The exterior is being painted this week!

Active 10/31/16	Listing # 126754	3720 Memory Ln, South Lake Tahoe, CA 96150	Listing Price: \$399,900
	County: El Dorado	Cross St: Upper Truckee to Mor	



Property Type	Residential	Property Subtype	Single Family
Area	Christmas Valley 2	Subdivision	South Gate 2
Style	Ranch		
Beds	3	Approx Square Feet	1008 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$396.73
Garage	0		
Year Built	1966	Lot Sq Ft(approx)	80971 ((Tax Data))
APN	036-461-12-100		
DOM/CDOM	10/10	Approx Lot Size	1.8588

Additional Pictures

Directions Hwy 89 turn right on Portal turn left on Upper Truckee, turn right on Morton to Memory Lane

Public Remarks First time on Market, original owner. Needs updating and some TLC and sold AS IS Some features to point out: Close to Truckee River, 2 very private acres on forested land with amazing views, new roof 2001 all fencing will be removed and yard cleaned up. RV parking, storage sheds, recently surveyed, home wired w/speakers, great brick fireplace. Close to great hiking and mountain biking trails. Make an offer.

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Listings as of 11/10/16 at 9:50am

Active 10/10/16	Listing # 126706	3374 Beaver Brae, South Lake Tahoe, CA 96150	Listing Price: \$479,000
	County: El Dorado	Cross St: Portal	



Property Type	Residential	Property Subtype	Single Family
Area	Christmas Valley 2	Subdivision	River Park Estates 2
Style	Split Level		
Beds	3	Approx Square Feet	1660 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$288.55
Garage	2		
Year Built	1992	Lot Sq Ft(approx)	10019 ((Tax Data))
APN	036-553-02-100		
DOM/CDOM	31/31	Approx Lot Size	0.2300

Additional Pictures

Directions Hwy 89, right on portal, left on beaver brae

Public Remarks Christmas Valley is South Lake Tahoe's best kept secret featuring the Truckee River, big mountain/meadow views, and level streets. Perfect for buyers looking for direct access to fly fishing, mountain biking, back country skiing, road biking, bouldering, and hiking trails. Centrally located between 3 world class ski resorts including Kirkwood, Heavenly, and Sierra, this split level move in ready 3 bedroom, 2 bath, 2 car garage home features a laundry room, recessed lighting, open upstairs living area with 2 balconies taking full advantage of the crisp mountain views of Echo Summit. Buyers don't miss this special opportunity to own a property away from the Casinos and closer to the peaceful serene nature that Lake Tahoe surroundings truly offer.

Active 10/12/16	Listing # 126703	1492 Waverly Dr, South Lake Tahoe, CA 96150	Listing Price: \$475,000
	County: El Dorado	Cross St: Elks Club	



Property Type	Residential	Property Subtype	Single Family
Area	Country Club Estates	Subdivision	Country Club Heights 2
Style	Ranch		
Beds	3	Approx Square Feet	1892 Tax Data
Baths(FH)	3 (2 1)	Price/Sq Ft	\$251.06
Garage	2		
Year Built	1964	Lot Sq Ft(approx)	12481 ((Tax Data))
APN	033-222-08-100		
DOM/CDOM	29/29	Approx Lot Size	0.2865

Additional Pictures

Directions Elks Club to Waverly

Public Remarks When setting is important, consider this unique property adjacent to acres of beautiful meadow lands owned by the California Conservancy. Mother Nature is literally at your doorstep! This immaculate single story home offers 4 bedrooms, plus family room, separate entrance, oversized two car garage and large laundry room. Numerous upgrades have been done in recent years which include a new roof, new double pane vinyl windows, new baseboards, paint, new exterior doors including garage door, seamless gutters, new stainless steel appliances, Brandywine oak flooring, new kitchen cabinets, new Silestone counters, new sinks, fixtures, upgrades to the bathrooms, and brand new Azek deck. There is plenty of parking for an RV, family and guests. Besides the convenience of a one story home (with an effective age of 1995 per appraisal), the backyard is enchanting with its green lawn and variety of deciduous trees. A perfectly maintained with an extraordinary setting!

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Listings as of 11/10/16 at 9:50am

Active 10/26/16	Listing # 126729	1481 Apple Valley Dr, South Lake Tahoe, CA 96150	Listing Price: \$798,000
	County: El Dorado	Cross St: Elks Club	



Property Type	Residential	Property Subtype	Single Family
Area	Country Club Estates	Subdivision	Country Club Heights 1
Style	Split Level		
Beds	4	Approx Square Feet	3088 Tax Data
Baths(FH)	3 (2 1)	Price/Sq Ft	\$258.42
Garage	2		
Year Built	2014	Lot Sq Ft(approx)	10032 ((Tax Data))
APN	033-232-03-100		
DOM/CDOM	15/15	Approx Lot Size	0.2303

Additional Pictures

Directions Take Elks Club Dr to Apple Valley Dr and house is on the high side of the street.

Public Remarks Situated on a generous up sloping county lot this 2yr old residence offers tremendous curb appeal with its size, roof lines and richly finished exterior that blends well with the natural surroundings. The government owned parcels that are adjacent and across from the home help to maintain the serene forested setting. With an efficient flow the floor plan provides both luxury and easy living for the discerning buyer. A profusion of distressed Acacia hardwood and a Versailles patterned Quartzite were used throughout to create a durable, warm mountain feel. This home is ideal for entertaining with a vast open great room that centers around a stone encased gas fireplace, a lower gaming area complete with billiards plus a home theater room with bar. Sophisticated elements and craftsmanship are evident with cedar lined ceilings, Alder cabinetry, natural stone baths and the central winding staircase with wrought iron balustrades. Spacious proportions and timeless Tahoe finishes!

Active 10/01/16	Listing # 126667	714 Tata Ln, South Lake Tahoe, CA 96150	Listing Price: \$299,000
	County: El Dorado	Cross St: 13th	



Property Type	Residential	Property Subtype	Single Family
Area	Gardner Mountain	Subdivision	Gardner Mountain
Beds	3	Approx Square Feet	1152 Tax Data
Baths(FH)	1 (1 0)	Price/Sq Ft	\$259.55
Garage	0		
Year Built	1959	Lot Sq Ft(approx)	9974 ((Tax Data))
APN	023-452-05-100		
DOM/CDOM	40/40	Approx Lot Size	0.2290

Additional Pictures

Directions Up 13th, left on Tata on RHS

Public Remarks Owner will carry with large downpayment. Well maintained family mountain getaway located in the quite and cozy Gardner Mountain area. Nearly 1200 sq. ft. home is sold furnished. The owner had been working on getting it set up as Vacation Rental and is ready to go. The main bedrooms are downstairs with a large, improved loft as BIG 3rd bedroom if you like. The open chalet" style fireplace sets the tone for those Tahoe Snow Days. Situated in Gardner Mountain offers easy access to (walking distance) all types of trails and hiking as well as close the main road to Historic Camp Richardson and Emerald Bay. Use as your own Tahoe getaway or Vacation Rental or long term rental. Large lot can offer improvement opportunities with appropriate permits etc.

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Listings as of 11/10/16 at 9:50am

Active 10/28/16	Listing # 126748	3398 Pine Hill Rd, South Lake Tahoe, CA 96150	Listing Price: \$480,000
	County: El Dorado	Cross St: Keller	



Property Type	Residential	Property Subtype	Single Family
Area	Heavenly Valley	Subdivision	Tahoe Tyrol
Style	Chalet		
Beds	2	Approx Square Feet	1508 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$318.30
Garage	2		
Year Built	1979	Lot Sq Ft(approx)	2012 ((Tax Data))
APN	028-311-35-100		
DOM/CDOM	13/13	Approx Lot Size	0.0462

Additional Pictures

Directions Pioneer Trail to Keller, turn up Keller, left on Pine Hill Road

Public Remarks Located midway between Vail's Heavenly Resort World Class Skiing and 24 hour State Line exciting entertainment and gaming. This Tahoe Tyrol Chalet has two bedrooms, two baths and an over-sized two car garage for all your outdoor recreation equipment. Enjoy the peaceful setting on the upper floor deck facing the pine filled forest. Tahoe Tyrol AMENITIES include pool, spa, and clubhouse deck with a lake view setting.

Active 10/14/16	Listing # 126705	1424 Wildwood Ave, South Lake Tahoe, CA 96150-8689	Listing Price: \$857,000
	County: El Dorado	Cross St: Regina	



Property Type	Residential	Property Subtype	Single Family
Area	Heavenly Valley	Subdivision	Ski Run Acres
Style	Contemporary		
Beds	4	Approx Square Feet	3100 Seller
Baths(FH)	3 (3 0)	Price/Sq Ft	\$276.45
Garage	1		
Year Built	1965	Lot Sq Ft(approx)	9888 ((Tax Data))
APN	030-353-15-100		
DOM/CDOM	27/27	Approx Lot Size	0.2270

Additional Pictures

Directions From Ski Run Blvd and Lake Tahoe Blvd. Head southeast on Ski Run Blvd. Turn left onto Needle Peak Rd, turn right onto Wildwood Ave. Property will be on the right.

Public Remarks A very rare unique property! Located just 150 yards from the Heavenly Ski Resort, yet totally private, with national forest service lands on all three sides! No neighbors, a year round creek in the back yard and secluded. This would make a fantastic vacation rental with great income possibilities. Just remodeled, and a must see!

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Active 10/13/16	Listing # 126708	604 River Ranch Rd, Markleeville, CA 96120-9608	Listing Price: \$639,000
	County: Alpine	Cross St: Hwy 88	



Property Type	Residential	Property Subtype	Single Family
Area	Markleeville	Subdivision	Unavail
Beds	4	Approx Square Feet	2693 Tax Data
Baths(FH)	4 (4 0)	Price/Sq Ft	\$237.28
Garage	3		
Year Built	1997	Lot Sq Ft(approx)	588496 ((Tax Data))
APN	01-310-005-0		
DOM/CDOM	28/28	Approx Lot Size	13.5100

Additional Pictures

Directions Hwy 88 to River Ranch

Public Remarks Beautiful custom home, wide open views, large acreage zoned for horses, gated community, peaceful & quiet setting. This home has a comfortable great room layout with high ceilings & many windows that bring the outside in. Upstairs are 3 spacious bedrooms & baths & loft. One bedroom on main level & full bath. Above detached 3 car garage is a 750+ sf guest apartment. 2000 gallon water fire suppression storage tank, seasonal stream, incredible views & mature trees. Walk to Carson River. Main home is 2693 sf & guest house is approx 750 sf. Owner's will include 2 Tahoe Local ski passes to the buyer of this home to enjoy work class skiing at Kirkwood & Heavenly which are just a short drive away.

Active 10/03/16	Listing # 126669	2008 Piute St, South Lake Tahoe, CA 96150-5264	Listing Price: \$329,000
	County: El Dorado	Cross St: Arrowhead	



Property Type	Residential	Property Subtype	Single Family
Area	Meyers	Subdivision	Juniper Park
Beds	3	Approx Square Feet	1080 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$304.63
Garage	2		
Year Built	1974	Lot Sq Ft(approx)	5996 ((Tax Data))
APN	034-265-19-100		
DOM/CDOM	38/38	Approx Lot Size	0.1376

Additional Pictures

Directions Lower Apache toward Magnet School- Right on Arrowhead- Left on Piute- House on left.

Public Remarks This cute 3 bed 2 bath home is located in the heart of Meyers would make the perfect starter home or vacation get-away. Centrally located- you can walk or bike to all the amenities that the Meyers Community has to offer- from the Tahoe Paradise Park to the Lake Tahoe Environmental Science Magnet school, from the outstanding restaurants to the local grocery store- it is all at your fingertips. With the large 2 car garage and storage shed- bring all your toys and make this your home.

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Active 10/07/16	Listing # 126672	2566 Copper Way, South Lake Tahoe, CA 96150	Listing Price: \$379,000
	County: El Dorado	Cross St: Cold Creek	



Property Type	Residential	Property Subtype	Single Family
Area	Montgomery Estates	Subdivision	Lake Christopher
Style	Contemporary		
Beds	3	Approx Square Feet	1072 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$353.54
Garage	1		
Year Built	1963	Lot Sq Ft(approx)	11326 ((Tax Data))
APN	025-441-03-100		
DOM/CDOM	34/34	Approx Lot Size	0.2600

Additional Pictures

Directions Take Pioneer Trail to Cold Creek. Go up Cold Creek and turn right on Copper Way.

Public Remarks Right Price. Right Time. Motivated seller said to price this home to move quickly. And we did. Don't wait to check out this beautifully upgraded single story home in Montgomery Estates. Situated on a large lot and across from National Forest and Cold Creek, this is a location hard to beat. As soon as one steps through the front door, they will know they have found a home in move-in condition. Wood floors extend throughout the living area. The open fireplace is ideal for both ambiance and winter comfort. The kitchen features contemporary granite counters and stainless appliances. Down the hall one will find three bedrooms, including a master suite. Both baths feature granite counters, slate tile and newer cabinetry. Out back, one will enjoy plenty of elbow room within the large fenced yard. The garage and the large storage shed add extra room for all those Tahoe toys. Compare to others at this same asking price and you will know you have found a value hard to beat.

Active 10/24/16	Listing # 126727	1237 Goldpan Ct, South Lake Tahoe, CA 96150-4550	Listing Price: \$598,000
	County: El Dorado	Cross St: Early Dawn Trail	



Property Type	Residential	Property Subtype	Single Family
Area	Montgomery Estates	Subdivision	Montgomery Estates 7
Style	Contemporary		
Beds	4	Approx Square Feet	2420 Tax Data
Baths(FH)	3 (2 1)	Price/Sq Ft	\$247.11
Garage	2		
Year Built	2001	Lot Sq Ft(approx)	7500 ((Tax Data))
APN	080-163-02-100		
DOM/CDOM	17/17	Approx Lot Size	0.1722

Additional Pictures

Directions Take Pioneer Trail to Golden Bear. Go down Golden Bear to Early Dawn then turn left. Then turn right onto Gold Pan Ct.

Public Remarks The luxury of space is yours with this rambling Montgomery Estates home located on a quiet cul-de-sac. Street level entry brings one into the roomy living room featuring a gas fireplace with a river rock surround and hearth. Vaulted ceilings and plenty of windows add to the overall lightness of this area. Located between the living room and the formal dining room is the kitchen and access to the upstairs deck. Adjacent to the dining area is a bonus room ideal for family game time or a home office. Downstairs are the four bedrooms and another family room. The master suite includes the second fireplace. The master bath includes dual sinks and a delightfully large walk-in shower. Throughout the home one will find new flooring and paint. Further bonuses include a full laundry room and an abundance of storage, especially under the house. Located within 10 minutes to Heavenly skiing and Lake Tahoe beaches, this home is ideal for both full time and vacation seeking families.

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Active 10/04/16	Listing # 126673	769 Cayuga St, South Lake Tahoe, CA 96150-5386	Listing Price: \$424,800
	County: El Dorado	Cross St: Zuni	



Property Type	Residential	Property Subtype	Single Family
Area	N Upper Truckee 1	Subdivision	Tahoe Paradise 19
Beds	3	Approx Square Feet	1412 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$300.85
Garage	1		
Year Built	1982	Lot Sq Ft(approx)	10019 ((Tax Data))
APN	033-353-15-100		
DOM/CDOM	37/37	Approx Lot Size	0.2300

Additional Pictures

Directions Take N. Upper Truckee from Lake Tahoe Blvd. Turn left on Zuni then turn right on Cayuga.

Public Remarks Escape the hustle and bustle and move to the super quiet forested neighborhood of North Upper Truckee. This nicely upgraded home is a delight to share. Single floor living begins with the inviting and open living room. The wood floors, outdoor views and gas fireplace create a welcoming atmosphere. The kitchen features a breakfast bar with copper counter, newer appliances and cabinets and plenty of storage. Over the garage is a bonus room ideal as a fourth bedroom, game/family room or home office. Down the hall are three bedrooms, including a master suite as well as a full guest bath. The large backyard is fenced providing extra privacy. Upgrades include flooring, counter tops, siding, etc. Super setting on 10,220 sq. ft. lot. Room over garage has great potential to be used as another bedroom, game room, hobby room - you name it. Large fenced back yard. Explore the nearby forested trails. Only a few minutes from town yet tranquility at your doorstep.

Active 10/03/16	Listing # 126677	1761 Kickapoo St, South Lake Tahoe, CA 96150	Listing Price: \$825,000
	County: El Dorado	Cross St: Kiowa	



Property Type	Residential	Property Subtype	Single Family
Area	N Upper Truckee 1	Subdivision	Tahoe Paradise 22
Style	Contemporary		
Beds	4	Approx Square Feet	2682 Seller
Baths(FH)	4 (4 0)	Price/Sq Ft	\$307.61
Garage	2		
Year Built	2016	Lot Sq Ft(approx)	10019 ((Tax Data))
APN	033-423-02-100		
DOM/CDOM	38/38	Approx Lot Size	0.2300

Additional Pictures

Public Remarks Brand new construction home with an unbelievable forest setting located in the North Upper Truckee area in South Lake Tahoe just steps away from Washoe Meadows State Park forest. This custom home is surrounded by US Forest service and CA Conservancy lots on all four sides providing a secluded, tranquil feel. You'll be pleased with the finish work and the high quality materials. This luxurious 4 bedroom, 4 full bath home features an upstairs living with high vaulted ceilings and built in bookcase surrounding the fireplace gives a great wow factor. There's even a large downstairs family area with a gas fireplace that will provide additional space for some fun and games for everyone. Some of the amenities include a large gourmet kitchen with high grade Thermador appliances, two master suites, oversized garage, knotty alder cabinets and doors, granite slab counter tops, 3 gas fireplaces, and three large outdoor decks. This home would make a great 2nd home or successful vacation rental.

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Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/22/16	Listing # 126728	1079 Deer Cliff Dr, Zephyr Cove, NV 89448	Listing Price: \$1,295,000
	County: Douglas	Cross St: Lynn	



Property Type	Residential	Property Subtype	Single Family
Area	Nevada	Subdivision	Out of Area
Style	Chalet		
Beds	4	Approx Square Feet	2884 Appraiser
Baths(FH)	4 (3 1)	Price/Sq Ft	\$449.03
Garage	2		
Year Built	1998	Lot Sq Ft(approx)	12197 ((Assessor))
APN	131-803-11-104		
DOM/CDOM	19/19	Approx Lot Size	0.2800

Additional Pictures

Public Remarks Walk to the Skyland Beach or Boulders & the 1 mile scenic coastline to Zephyr Cove Lodge from this Newer Designer Home. Entertain in Executive Style Great Room living with massive rock fireplace, glass walls & soaring ceilings! Large loft with pool table & stunning views of the Sierra Nevada landscape! Gourmet

Multi-level decks, large hot tub, with landscaped fenced yard. In addition a large tree house with slide. Oversize garage with plenty of room for all the extras. Guests have good separation, choose from 3 bedrooms upstairs with 2 full bathrooms. Enjoy easy living on one of Tahoe's best streets!!! Extra Amenities Include: Turn-Key sale including bedding, linens, & towels, less a few personal items at full price, invisible fencing, remote control blinds throughout the home, super surround sound, & more...

Active 10/05/16	Listing # 126681	16045 Meadow Lark Ln, Sutter Creek, CA 95685	Listing Price: \$759,000
	County: Amador	Cross St: Sutter Creek - Volca	



Property Type	Residential	Property Subtype	Single Family
Area	Out of Area-CA	Subdivision	Out of Area-CA
Style	Other/See Remarks		
Beds	5	Approx Square Feet	5196 Assessor
Baths(FH)	5 (4 1)	Price/Sq Ft	\$146.07
Garage	2		
Year Built	2006	Lot Sq Ft(approx)	919552 ((Assessor))
APN	015-230-07-200		
DOM/CDOM	36/36	Approx Lot Size	21.1100

Additional Pictures

Directions From downtown Sutter Creek, turn left on Sutter Creek - Volcano Rd

Public Remarks Beautiful, furnished, custom 4bd+office/4.5 bath home located approx. 5 miles from downtown Sutter Creek. This magnificent estate boasts approx. 5,196 sq. ft and is situated on approx. 21.10 acres. Breathtaking views from every room in the home. It also includes a game room, wine cellar, formal dining, formal living and large family room w/fireplace. The large master suite includes pellet stove, large dressing area w/two walk in closets, jet tub and walk in shower with multi-shower

counters. Additional 2 room master suite w/walk in closet is located on upper level, Home is great for entertaining whether you utilize the large back yard and porch for outdoor entertaining or the huge two room gameroom for indoor entertaining that includes wet bar, wine cellar and full bath. Home is currently a successful vacation rental.

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Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/07/16	Listing # 126697	10611 Buckhorn Ridge Ct, Truckee, CA 96161-1496	Listing Price: \$2,999,000
	County: Nevada	Cross St: Glenshire Drive	



Property Type	Residential	Property Subtype	Single Family
Area	Out of Area-CA	Subdivision	Out of Area-CA
Style	Other/See Remarks		
Beds	5	Approx Square Feet	9954 Assessor
Baths(FH)	6 (5 1)	Price/Sq Ft	\$301.29
Garage	3		
Year Built	1993	Lot Sq Ft(approx)	348480 ((Assessor))
APN	481-901-40-00		
DOM/CDOM	34/34	Approx Lot Size	8.0000

Additional Pictures

Directions Hirschdale to Glenshire Drive

Public Remarks Sierra Vista Estate awaits, situated on a bluff on 8 acres overlooking the Truckee River valley, this magnificent Estate offers sweeping colorful views that will take your breath away. Welcome your family and guests into the luxurious yet relaxing style of this enchanting home. Surrounded by a mountain meadow, the abundance of land offers plenty of space for nature and privacy. Imagine adding a large sports field, chipping / putting grass, paddocks, or perhaps an arena for the equine or sport enthusiast. The interior design was inspired by the mountain estates of Southern France. The antique hand forged ironwork, large timber ceiling support beams and scale of the home compliments this stunning chateau estate. This estate is truly one of a kind, perfect for the traveling family, corporate retreat and anything in-between.

Active 10/29/16	Listing # 126736	1460 Matheson Dr, South Lake Tahoe, CA 96150	Listing Price: \$399,900
	County: El Dorado	Cross St: Murietta	



Property Type	Residential	Property Subtype	Single Family
Area	Pioneer Village	Subdivision	Pioneer Village Homes 1
Style	A-Frame		
Beds	3	Approx Square Feet	1451 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$275.60
Garage	1		
Year Built	1971	Lot Sq Ft(approx)	6882 ((Tax Data))
APN	025-767-02-100		
DOM/CDOM	12/12	Approx Lot Size	0.1580

Additional Pictures

Directions Al Tahoe Blvd. to Murietta Drive, turn into Pioneer Village, right on Matheson Drive, second house on right

Public Remarks Wonderfully remodeled chalet located in the heart of South Lake Tahoe. Located next to conservancy property, the house has the feeling of seclusion even though you're minutes away from Heavenly and the lake. The open living room/kitchen combo offers vaulted ceilings, a full wall of windows for great sun exposure, bamboo laminate flooring, gas fireplace, concrete countertops, newer cabinets and newer appliances. In both the downstairs bedrooms you'll find French doors leading out to the backyard. Once out in the backyard, you can soak in the hot tub while looking at the stars. The bamboo flooring is carried throughout the house. Both bathrooms are renovated with newer fixtures. It's the perfect mix of modern and mountain. Perfect first home or vacation property.

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Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/16/16	Listing # 126717	16269 Strawberry Ln, Strawberry, CA 95735	Listing Price: \$112,000
	County: El Dorado	Cross St: Hwy 50	



Property Type	Residential	Property Subtype	Single Family
Area	Strawberry	Subdivision	Strawberry Mead
Style	Chalet		
Beds	4	Approx Square Feet	1492 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$75.07
Garage	0		
Year Built	1972	Lot Sq Ft(approx)	20033 ((Tax Data))
APN	038-421-05-100		
DOM/CDOM	25/25	Approx Lot Size	0.4599

Additional Pictures

Directions Hwy 50 at the Strawberry Lodge head east on Strawberry Lane, cross the river to cabin on the left.

Public Remarks One Quarter interest (TIC) is offered at this price for 12 weeks plus one rotating holiday a year. \$225/month is what each owner pays for maintenance, taxes & insurance, Dish TV, and snow removal. Strawberry is located at the 6000 foot elevation and is a year round community offering plentiful outdoor recreation any time of year. You can hear the American River from this cabin, walk to Lover's Leap, Cody Lake, miles of hiking trails, fishing, Desolation Wilderness and more. Ski Resort is a 10 minute drive, Tahoe is 25 minutes. Photos do all the talking to show what a lovely chalet this property holds for a small or large group, with lots of elbow room.

Active 10/29/16	Listing # 126752	2249 Inverness Dr, South Lake Tahoe, CA 96150-6746	Listing Price: \$1,079,000
	County: El Dorado	Cross St: Capri	



Property Type	Residential	Property Subtype	Single Family
Area	Tahoe Keys	Subdivision	Tahoe Keys Units 1
Style	Split Level		
Beds	5	Approx Square Feet	2625 Tax Data
Baths(FH)	3 (3 0)	Price/Sq Ft	\$411.05
Garage	2		
Year Built	1982	Lot Sq Ft(approx)	7142 ((Tax Data))
APN	022-042-03-100		
DOM/CDOM	12/377	Approx Lot Size	0.1640

Additional Pictures

Directions Take Tahoe Keys Blvd, Turn left on Capri, then Left on Inverness Drive.

Public Remarks This meticulously maintained, turn-key furnished 5 bedroom, 3 bath Tahoe Keys Waterfront home features many upgrades including a newly finished 5th bedroom, flooring, freshly painted exterior, completely upgraded decks and also boasts a new commercial grade W shaped, shared boat dock for all of your water toys. This classic Tahoe Keys charmer has Smart Home technology and features radiant baseboard heating that delivers ultimate comfort for those chilly winter evenings. Relax and enjoy a game of billiards in the upstairs game room with wet bar and surround sound home theatre or curl up by the fire and take in views of snow capped Mt. Tallac in winter. Perfect second home or vacation rental, this diamond in the rough has a large chef's kitchen w/cozy kitchen nook, a formal dining room and family room with fireplace overlooking an outdoor deck perfect for bbq's with family and friends. Take a short stroll to your dock, hop on your boat and you'll be on the Lake in just a few minutes!

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Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/14/16	Listing # 126712	435 Christie Dr, South Lake Tahoe, CA 96150	Listing Price: \$1,085,000
	County: El Dorado	Cross St: Venice Drive	



Property Type	Residential	Property Subtype	Single Family
Area	Tahoe Keys		
Beds	4	Approx Square Feet	2309 Tax Data
Baths(FH)	3 (3 0)	Price/Sq Ft	\$469.90
Garage	2		
Year Built	1968	Lot Sq Ft(approx)	11455 ((Tax Data))
APN	022-182-04-100		
DOM/CDOM	27/27	Approx Lot Size	0.2630

Additional Pictures

Directions Venice Drive to Christie Drive, near the end on the right.

Public Remarks Fabulous Tahoe Keys Waterfront home with sunny southern exposure and fantastic views of the mountains and the water. This 4 bedroom, 3 bath has

Active 10/27/16	Listing # 126742	2214 Catalina Dr, South Lake Tahoe, CA 96150-6735	Listing Price: \$1,472,500
	County: El Dorado	Cross St: Capri	



Property Type	Residential	Property Subtype	Single Family
Area	Tahoe Keys	Subdivision	Tahoe Keys 01
Style	Split Level		
Beds	3	Approx Square Feet	2620 Tax Data
Baths(FH)	4 (3 1)	Price/Sq Ft	\$562.02
Garage	2		
Year Built	1975	Lot Sq Ft(approx)	10211 ((Assessor))
APN	022-061-09-100		
DOM/CDOM	14/14	Approx Lot Size	0.2344

Additional Pictures

Directions Tahoe Keys Blvd to Capri. Left on Capri, left on Catalina.

Public Remarks Looking for a SPECTACULAR waterfront luxury home? This remodeled 3 bedroom, 3.5 bath Tahoe Keys gem is a MUST SEE! Overlooking 80 feet of water frontage, this contemporary home features an open floor plan and multiple entertaining areas including a family/game room that steps down to a spacious living area with wet bar, wood burning fireplace, chef's kitchen, dining area and french doors that open to an oversized paved entertaining area and terraced back yard with a large U-shaped dock and an over-water deck to relax and enjoy panoramic views of the waterway, Heavenly and Mt. Tallac. An expanse of windows & french doors create a bright and airy ambiance that sets this home apart. The Master suite with wall of glass opens to a deck with stunning views and also has a separate dressing area with dual vanities. Bedrooms two and three offer plenty of natural sunlight & share an outdoor deck and an oversized ensuite with custom stonework. Offered Fully Furnished. Luxury Awaits!

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Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/17/16	Listing # 126670	2520 Armstrong Ave, South Lake Tahoe, CA 96150	Listing Price: \$299,000
	County: El Dorado	Cross St: Sierra Blvd	



Property Type	Residential	Property Subtype	Single Family
Area	Tahoe-Sierra	Subdivision	Tahoe Sierra 3
Style	Log		
Beds	3	Approx Square Feet	1232 Other
Baths(FH)	2 (2 0)	Price/Sq Ft	\$242.69
Garage	0		
Year Built	1957	Lot Sq Ft(approx)	5001 ((Tax Data))
APN	031-142-07-100		
DOM/CDOM	24/24	Approx Lot Size	0.1148

Additional Pictures

Directions From 50 - turn on Sierra Blvd - then take a right on Armstrong Ave. House is on left hand side.

Public Remarks Don't miss this opportunity to own a cozy rare, stacked log cabin in Tahoe! Adorable and charming cabin, the interior features authentic natural materials such as knotty wood cabinetry, exposed log beams, and a stone fireplace. The backyard storage shed provides ample space for extra storage. A fully fenced in, starter home or second home, this is an ideal comfy Tahoe cabin!

Active 10/03/16	Listing # 126675	2534 Alma Ave, South Lake Tahoe, CA 96150	Listing Price: \$299,000
	County: El Dorado	Cross St: Sierra Blvd	



Property Type	Residential	Property Subtype	Single Family
Area	Tahoe-Sierra	Subdivision	Tahoe Sierra 1
Beds	2	Approx Square Feet	952 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$314.08
Garage	0		
Year Built	1953	Lot Sq Ft(approx)	5009 ((Tax Data))
APN	031-186-04-100		
DOM/CDOM	38/38	Approx Lot Size	0.1150

Additional Pictures

Directions Lake tahoe Blvd, Sierra Blvd, right on Alma

Public Remarks Country comfort in this darling, mountainy, Tahoe cabin which has been upgraded to modern standards. Beautiful, preserved knotty pine knotty pine accent each room. A natural gas fireplace ignites the open downstairs open area with warmth and comfort. There are two good sized bedrooms upstairs, full bath downstairs and 1/2 bath upstairs. The property has a good sized, fenced, rear yard with storage shed. This well cared for, meticulous cabin is ready to move in and will fulfill your vacation home dreams.

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Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/12/16	Listing # 126704	1045 Carson Ave, South Lake Tahoe, CA 96150-3108	Listing Price: \$399,000
	County: El Dorado	Cross St: Chris Ave.	



Property Type	Residential	Property Subtype	Single Family
Area	Tahoe-Sierra	Subdivision	Tahoe Sierra 1
Style	Ranch		
Beds	3	Approx Square Feet	1398 Tax Data
Baths(FH)	3 (2 1)	Price/Sq Ft	\$285.41
Garage	2		
Year Built	1962	Lot Sq Ft(approx)	5009 ((Tax Data))
APN	031-085-08-100		
DOM/CDOM	29/29	Approx Lot Size	0.1150

Additional Pictures

Directions Lake Tahoe Blvd to Carson. Property on left between Chris and William.

Public Remarks Beautifully remodeled with a great in town location! Enjoy entertaining family and friends in this single story, open concept home. Featuring a spacious

of the bedrooms has a unique loft built in for more versatility or shared space. Could also be used as an office. Further attributes include new wood floors throughout, carpet in bedrooms, interior/exterior paint, a large two car garage with new doors, and plenty of parking. Don't forget to check out all the closet built ins. Come take a look at this charming home and make it your Tahoe dream home today!

Active 10/11/16	Listing # 126694	19145 Highway 88, Markleeville, CA 96120	Listing Price: \$819,000
	County: Alpine	Cross St: Highway 88	



Property Type	Residential	Property Subtype	Single Family
Area	Woodfords	Subdivision	Unavail
Beds	3	Approx Square Feet	2928 Tax Data
Baths(FH)	3 (2 1)	Price/Sq Ft	\$279.71
Garage	2		
Year Built	2009	Lot Sq Ft(approx)	38768 ((Tax Data))
APN	01-100-003-0		
DOM/CDOM	30/30	Approx Lot Size	0.8900

Additional Pictures

Public Remarks Beautiful mountain retreat, approximately 20 minutes from Tahoe and snow skiing. Carson River runs thru the rear of property for fishing. Fully furnished and ready to move in. Custom rock and tile inside and out. Large deck and spa. Beautiful wood interior doors and trim. Spacious paver driveway with custom gate. Stunning mountain views. Huge master suite. Lots of natural light.

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Client Summary Report

Listings as of 11/10/16 at 9:50am

Active 10/27/16	Listing # 126740	1909 B St, South Lake Tahoe, CA 96150-6276	Listing Price: \$268,888
	County: El Dorado	Cross St: Tata	



Property Type	Residential	Property Subtype	Single Family
Area	Y Area	Subdivision	Unavail
Beds	1	Approx Square Feet	583 Tax Data
Baths(FH)	1 (1 0)	Price/Sq Ft	\$461.21
Garage	0		
Year Built	1945	Lot Sq Ft(approx)	5009 ((Tax Data))
APN	032-276-10-100		
DOM/CDOM	14/14	Approx Lot Size	0.1150

Additional Pictures

Directions Lake Tahoe Blvd then left on Tata and right on B street.

Public Remarks Upgraded Tahoe cabin! This charming knotty pine cabin has been updated and well maintained and is currently used as a successful vacation rental. Selling fully furnished and tastefully decorated, this property is ideal for a weekend Tahoe getaway. The open living area has beautiful knotty pine walls, hardwood flooring, and gas stove with custom river rock and a timber mantle. The kitchen has a gas stove, tile flooring, and a built in dishwasher. The rear yard is fully fenced and includes a

affordable opportunity to purchase a turn key cabin in Tahoe!

Active 10/21/16	Listing # 126725	1226 Dedi Ave, South Lake Tahoe, CA 96150	Listing Price: \$315,000
	County: El Dorado	Cross St: D St.	



Property Type	Residential	Property Subtype	Single Family
Area	Y Area	Subdivision	Armstrong 7
Style	A-Frame		
Beds	2	Approx Square Feet	1090 Assessor
Baths(FH)	2 (2 0)	Price/Sq Ft	\$288.99
Garage	1		
Year Built	1972	Lot Sq Ft(approx)	4994 ((Assessor))
APN	032-282-46-100		
DOM/CDOM	20/20	Approx Lot Size	0.1146

Additional Pictures

Directions Lake Tahoe Blvd. right on A St. Left on Dedi Ave, house on left

Public Remarks Wonderful Tahoe cabin located close to all the amenities Tahoe has to offer. With the open, spacious layout of this cabin, you could live upstairs with the beautiful vaulted ceilings and extra loft and rent out the downstairs room, or put the growing teenager in there. New floors, upgraded kitchen and fully furnished. Exterior of the house, deck and stairs are freshly painted and stained. The one car garage is a bonus! Make this cabin yours before the season starts.

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