



# REAL ESTATE SNAPSHOT

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## LAKE CHELAN VALLEY

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	AUGUST 2008	AUGUST 2009	% CHANGE
<b>LAKE CHELAN VALLEY MARKET TOTALS</b>			
\$Volume Homes Sold YTD	\$ 5,923,300	\$ 4,917,900	-17%
\$Volume Mobile Homes Sold YTD	\$ 592,400	\$ 1,368,337	131%
\$Volume Community WF Sold YTD	\$ 8,696,900	\$ 3,645,950	-58%
\$Volume Waterfront Homes Sold YTD	\$ 12,096,500	\$ 9,268,000	-23%
\$Volume Homes/Acreage Sold YTD	\$ 2,843,000	\$ 2,282,000	-20%
\$Volume Full Share Condo Sold YTD	\$ 9,209,900	\$ 5,447,250	-41%
#Homes Sold YTD	20	20	0%
#M.H. Sold YTD	3	7	133%
#Community Waterfront Sold YTD	15	7	-53%
#Waterfront Homes Sold YTD	7	8	14%
#Homes/Acreage Sold YTD	7	6	-14%
#Full Share Condo Sold YTD	20	15	-25%
#Homes Sold Month	5	5	0%
#Mobile Homes Sold Month	0	1	-
#Community Waterfront Sold Month	5	4	-20%
#Waterfront Homes Sold Month	1	1	0%
#Homes/Acreage Sold Month	2	0	-100%
#Full Share Condo Sold Month	2	4	100%
Average Home Sale Price YTD	\$ 296,165	\$ 245,895	-17%
Average Waterfront Home Sale Price YTD	\$ 1,728,071	\$ 1,158,500	-33%
Median Home Sales Price YTD	\$ 272,450	\$ 259,500	-5%
Median Waterfront Home Sales Price YTD	\$ 2,100,000	\$ 1,000,000	-52%
\$Volume Homes Listed YTD	\$ 43,068,776	\$ 36,898,150	-14%
\$Volume Waterfront Homes Listed YTD	\$ 110,155,138	\$ 102,284,095	-7%
#Homes Listed YTD	100	86	-14%
#Waterfront Homes Listed YTD	70	77	10%
#Homes Listed Month	12	9	-25%
#Waterfront Homes Listed Month	11	1	-91%

### Lake Chelan Valley Market Comments

Homes sales are on a similar trend as last year -number of homes sold YTD is the same for 2008 & 2009. Where we see an increase in sales is mobile homes, a 133% increase over last year.

Currently there are 71 homes on the market in the Lake Chelan Valley Market Area with an average list price of \$426,146; 72 waterfront homes are listed with an average list price of \$1,393,282.

Areas included in this report: Antilon-Joe Creek, Antioine Creek, Bear Mountain, Bond, Chelan, Chelan Butte, Chelan Falls, Cooper Gulch, First Creek, Howard Flat, Knapp Coulee, Manson, Navaree Coulee, Purtteman Gulch, Southshore, Stehekin, Swanson Gulch, Union Valley, Upper Lake Chelan, Wapato Point.

NOTE: This representation is based in whole or in part on Data supplied by the Lake Chelan Multiple Listing Service. The MLS does not guarantee nor are in any way responsible for its accuracy. Data maintained by the MLS may not reflect all real estate activity in the Market.