



Incline Village Real Estate Update

MARKET UPDATE...

Would you like to buy a beautiful home in Incline but feel that you may not be able to qualify for a loan? If so, then please check out these two featured homes below where the Seller is offering to finance with 25% down payment at only 4% interest for 3 years.

Have a great week.

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448 2nd Tee Dr

Type: House
Sales Price: \$799,000
Bedrooms: 3
Baths: 2.5
Sq.ft: 1631
Description: 3 bedroom 2.5 bath home, remodeled, Large street-to-street lot w/ 5300+ sq. ft. TRPA verified coverg. Owner will carry @ 4% for 3 years with 25% down!



SUPER HOT BUY!!!!!!!!!!!!!!!!!!!!!!!!!!!!!!

L'Ermitage

Type: Condo
Sales Price: \$549,000
Bedrooms: 2
Baths: 2.5
Sq.ft: 1540
Description: Great condo in gated community in heart of town w/ cathedral ceilings, fireplace, LARGE kitchen, sunny deck, and garage. Offered furnished. Owner will



carry @ 4% for 3 years.

SUPER HOT BUY!!!!

This Week's Hot Buys

338 2nd Tee Dr



\$3.5

Spectacular new High Vista Construction home. Three master suites with game room and media center. Gourmet kitchen featuring slab granite and knotty Alder cabinets.

Listed by Intero

568 Putter Ct



\$1.295

Premium opportunity on Champ Course to build a mansion! 0.63 acre lot w/ TRPA, As-Built Survey verified 6814' of coverage. 301' of GC frontage w/ year round 3rd Creek. Private, commanding views of 16, 17, & 18th holes.

Listed by Coldwell Banker

581 Knotty Pine Dr



\$995,000

Hot Buy! Quality crafted home with lush grounds in private park-like setting. This home is being sold turnkey with designer style furnishings.

Listed by Dickson

Incline's New Listings & Escrows:

Condos Listed from 8/15/08 to 8/22/08

| Complex | Unit | Price |
|-------------|------|-----------|
| All Seasons | 35 | \$319,000 |
| Third Creek | 118 | \$849,000 |

Homes and PUDs Listed from 8/15/08 to 8/22/08

| Address | Price |
|-----------------|-----------|
| Incline Crest | \$337,000 |
| Incline Crest | \$419,995 |
| 803 McCourry | \$499,000 |
| 1367 Tirol Dr | \$599,000 |
| 327 Winding Way | \$950,000 |
| 921 Michael | \$998,000 |
| 1401 Tirol Dr | \$1.075 |
| 678 14th Green | \$1.210 |
| 568 Putter Ct | \$1.295 |

| | |
|-------------------|---------|
| 807 Jeffrey Ct | \$1.299 |
| 449 Fairview Blvd | \$1.395 |
| Red Cedar Rd #101 | \$1.425 |
| 573 Tyner Way | \$1.795 |
| 585 Ponderosa Ave | \$2.350 |
| 460 Tuscarora Rd | \$2.950 |
| 383 2nd Tee Dr | \$3.5 |

Condos Open Escrow from 8/15/08 to 8/22/08

| Complex | Unit | Price | Status |
|--------------------|------|-----------|---------|
| 136 Juanita Dr | 13 | \$545,000 | Pending |
| 954 Fairway Blvd | 17 | \$768,000 | Pending |
| 929 Northwood Blvd | 139 | \$895,000 | Pending |

Homes and PUDs Open Escrow from 8/15/08 to 8/22/08

| Address | Price | Status |
|------------------|-----------|---------|
| 130 Mayhew Cir | \$975,000 | Pending |
| 101 Red Cedar Rd | \$1.195 | Pending |
| 842 Ohpir Peak | \$1.490 | Pending |
| 659 Cristina Dr | \$2.495 | Pending |

Condos Closed Escrow from 8/15/08 to 8/22/08

| Complex | Unit | Asking Price | Sales Price |
|---------------------|------|--------------|-------------|
| 801 Northwood Blvd | 7 | \$348,900 | \$328,000 |
| 941 Miners Ridge Ct | 3 | \$469,000 | \$420,000 |

Homes and PUDs Closed Escrow from 8/15/08 to 8/22/08

| Address | Asking Price | Sales Price |
|--------------|--------------|-------------|
| 759 Eagle Dr | \$1.149 | \$1.050 |

Call or email me to set up a viewing or to learn more about these listings.

Sincerely,



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