



## Incline Village Real Estate Update

### MARKET UPDATE...

Real estate and the stock market have at least one thing in common. They are both influenced by fear and greed. According to Warren Buffett, now is the time to buy because others are fearful. When others are greedy, then that is the time to sell. Of course, it takes patience and more than a modicum of courage to buy during times of financial crisis and economic decline. This philosophy of going against the trends in the market has made Warren Buffett the richest man in the world with an estimated net worth in excess of \$60 Billion. Read more about Buffett's philosophy in the interesting "interview with Alice Schroeder"

Have a wonderful week.

#### Quick Links

- [About Me](#)
- [Featured Listings](#)
- [Search Incline Listings](#)
- [Search Reno Listings](#)

#### Tools

- [New Listing Notification](#)
- [Your Home's Value](#)

### 145 Selby

**Type:** House  
**Sales Price:**  
 \$949,000  
**Bedrooms:** 3  
**Baths:** 2  
**Sq.ft:** 1599  
**Description:**

Wonderful remodeled home in Millcreek. Gourmet kitchen with granite slab. Wood floor -Single level with open floor plan. Family room off of kitchen -beautiful landscaped yard with pavers. Shows like a model! 5,629 impervious coverage total!



### Crystal Shores East

**Type:** Condo  
**Sales Price:** 1.850  
**Bedrooms:** 3  
**Baths:** 3  
**Sq.ft:** 1440  
**Description:**



Immaculate, end unit lakefront condo. Full remodel. Turn key and quiet. Private hot tub with stunning views. Steps from beach and private marina.



### This Week's Hot Buys

#### 121 Rubicon Peak



\$1.495

Best Buy for quality home and location. One block above Lakeshore, walk to beaches. Formal floor plan, exquisite quality finish work.  
Listed by Chase Int'l

#### Ski Way Ridge



\$369,000

Great unit with 1 bedroom and 2 baths. Underground garage for parking with elevator. Close to Diamond Peak. View of trees!

#### 418 Pat Ct.



\$645,000

Ideal low elevation setting. Large level corner lot. Expansive kitchen, dining rm w/ fireplace, adjacent sun room. Upgraded baths, attached garage.

## Incline's New Listings & Escrows:

### Condos Listed from 10/17/08 to 10/24/08

Complex	Unit	Price
McCloud	29	\$465,000
Country Club Mall	14	\$499,000
Bitterbrush	166	\$774,900
Crystal Shores East	18	\$1.850

### Homes and PUDs Listed from 10/17/08 to 10/24/08

Address	Price
949 Dana Ct.	\$499,000
562 Antler Ct.	\$649,000
274 Tramway Rd.	\$725,000
1000 Apollo	\$1.675
547 Silvertip Dr.	\$2.495
1264 Tamarack	\$3.495
1281 Lincoln Park Cir.	\$5.395
1098 Myron Court	\$5.895

### Condos Open Escrow from 10/17/08 to 10/24/08

Complex	Unit	Price	Status
866 Northwood	4	\$319,000	Pending
830 Oriole	43	\$529,000	Pending

#### Homes and PUDs Open Escrow from 10/17/08 to 10/24/08

Address	Price	Status
521 Sugarpine	\$599,000	Pending
1347 Zurich Lane	\$675,000	Pending
Sierra Bouquet	\$1.170	Pending
737 Mays Blvd.	\$1.798	Pending
650 Lakeshore Dr.	\$4.495	Pending

#### Condos Closed Escrow from 10/17/08 to 10/24/08

Complex	Unit	Asking Price	Sales Price
854 Lichen Ct.	7	\$284,900	\$275,000
L'Ermitage	38	\$549,000	\$525,000
Third Creek	118	\$849,000	\$829,000

#### Homes and PUDs Closed Escrow from 10/17/08 to 10/24/08

Address	Asking Price	Sales Price
915 Jennifer	\$850,000	\$850,000
324 Wassou	\$1.295	\$1.190
898 Tyner	\$1.795	\$1.5

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

Sincerely,



**Carole Madrid**  
 #1 Top Producing Agent  
 Lakeshore Realty  
 954 Lakeshore Blvd.  
 Incline Village, NV 89451  
 (775) 848-6242  
**Carole@InclineVillageNow.com**

[Forward email](#)

✉ **SafeUnsubscribe®**

This email was sent to carole@inclinevillagenow.com by [carole@inclinevillagenow.com](mailto:carole@inclinevillagenow.com).  
[Update Profile/Email Address](#) | Instant removal with [SafeUnsubscribe™](#) | [Privacy Policy](#).

Email Marketing by



Lakeshore Realty | 954 Lakeshore Blvd. | Incline Village | NV | 89451