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MAMMOTH SLOPES

REAL ESTATE MARKET REPORT | NOVEMBER 2016

Prepared Especially for Future Friends and Neighbors

See all Listings and Recent Sales at www.MatthewLehmanRealEstate.com

MATTHEW'S FEATURED SUCCESS



Sold by Matthew!

40 St. Anton Circle

4 Bedrooms, 3 Bathrooms | 2,969 Estimated Square Feet
 Split-level home with a basement and large loft. Backs to US Forest Service Land and is less than 1/4 mile from the Village at Mammoth.
 Sold for \$692,000



Pending Sale by Matthew!

240 Mammoth Knolls Drive

5+ Bedrooms, 3.5 Bathrooms | 3,091 Estimated Square Feet
 Great location in Mammoth Knolls neighborhood. A mountain-style home with a ample square footage.
 Offered at \$739,000

For more information on these listings, call me today at 760.822.5845.

Future Friends and Neighbors,
 My marketing is representative of the time, effort, and money you spent in obtaining and maintaining your home. If you are looking to sell, let me help you achieve exceptional results. Call me today at 760.822.5845.



PRESENTED BY



Matthew Lehman

YOUR MAMMOTH SLOPES REAL ESTATE SPECIALIST



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Living, Promoting,
 and Protecting
 Our Community for
 more than 25 years!

MAMMOTH SLOPES REAL ESTATE MARKET ACTIVITY

Future Friends and Neighbors,
 If you would like to know the value of your home in today's
 market, call me today at 760.822.5845 for your free report.

Mammoth Slopes Homes Currently Active

Status	Address	Bedrooms	Bathrooms	Approx. Sq. Ft.	List Price	List Date
Active	Hillside Drive	3	2	1,176	\$435,000	05/06/16
Active	Crystal Lane	3	3	2,133	\$539,000	06/29/16
Active	Forest Lane	3	2	1,431	\$539,000	11/05/15
Active	Snowridge Lane	4	3	1,516	\$540,000	06/21/16
Active	Ridgecrest Drive	3	2	1,283	\$599,000	08/22/16
Active	Forest Trail	3	2.5	2,327	\$625,000	06/22/16
Active	Twin Lakes Lane	3L	3	2,300	\$699,000	08/30/16
Active	Beaver Trail	4	4	2,417	\$699,000	07/03/16
Active	Hillside Drive	3	2.5	1,845	\$719,000	05/12/16
Active	Lakeview Boulevard	5+	3.5	2,138	\$749,000	09/06/15
Active	Forest Trail	4	3	1,800	\$789,000	06/23/16
Active	Canyon Place	4	4.5	3,420	\$795,000	09/29/16
Active	Snowridge Lane	4	3.5	2,540	\$1,100,000	07/21/16
Active	Canyon Boulevard	4	4.5	2,860	\$1,225,000	08/30/16
Active	Twin Lakes Lane	5+	4	3,169	\$1,250,000	05/26/16
Active	Hillside Drive	4	3.5	2,806	\$1,378,000	04/03/15

Mammoth Slopes Homes Currently Pending/Backup Offers

Status	Address	Bedrooms	Bathrooms	Approx. Sq. Ft.	List Price	List Date
Backup	Larkspur Lane	4	3.5	3,282	\$644,900	07/01/16
Backup	Forest Trail Street	3	3.5	2,200	\$799,000	07/05/16
Backup	Hillside Drive	5+	4.0	3,120	\$899,000	06/14/16
Pending	Canyon Boulevard	4	4.0	3,600	\$1,399,000	09/22/16

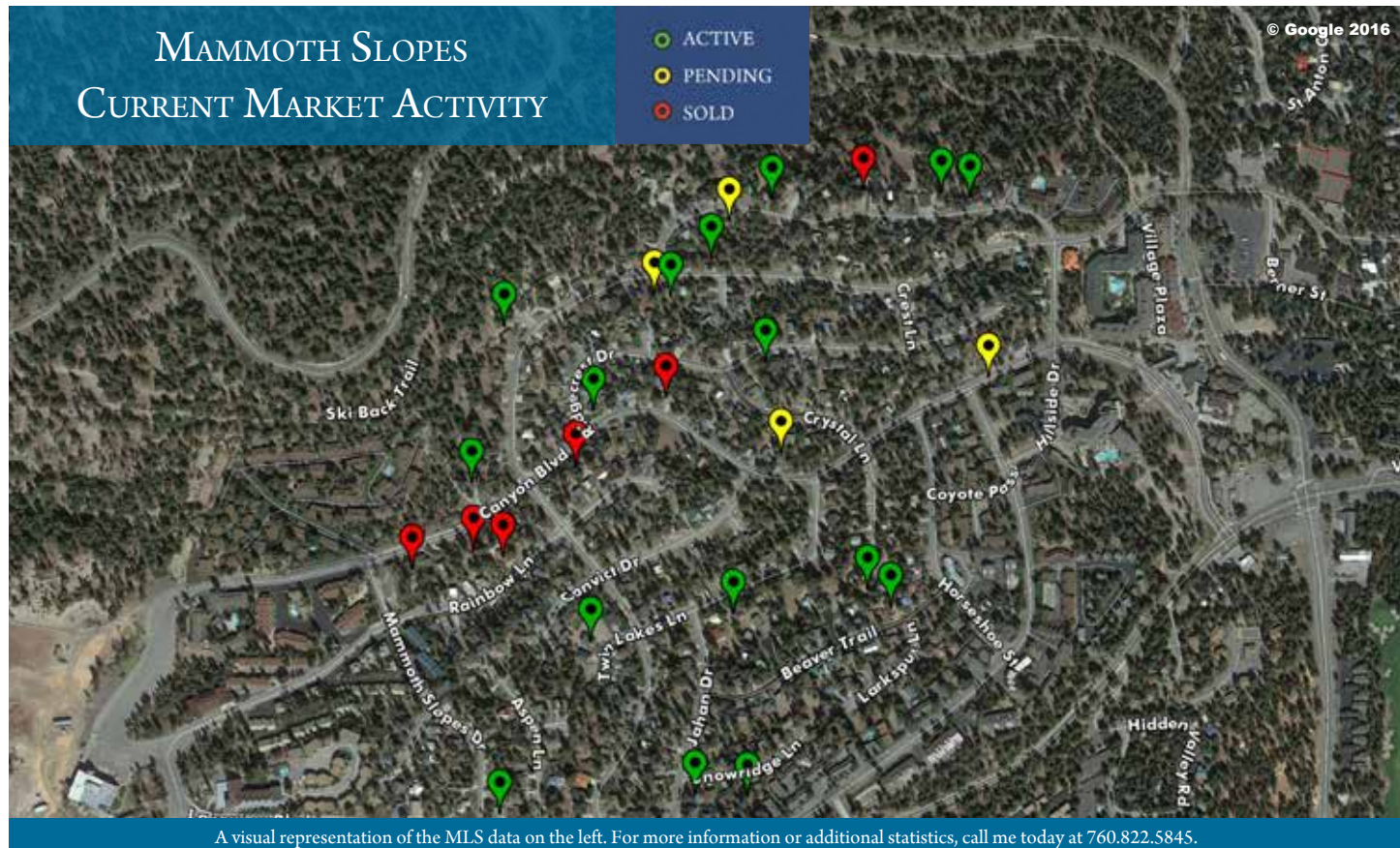
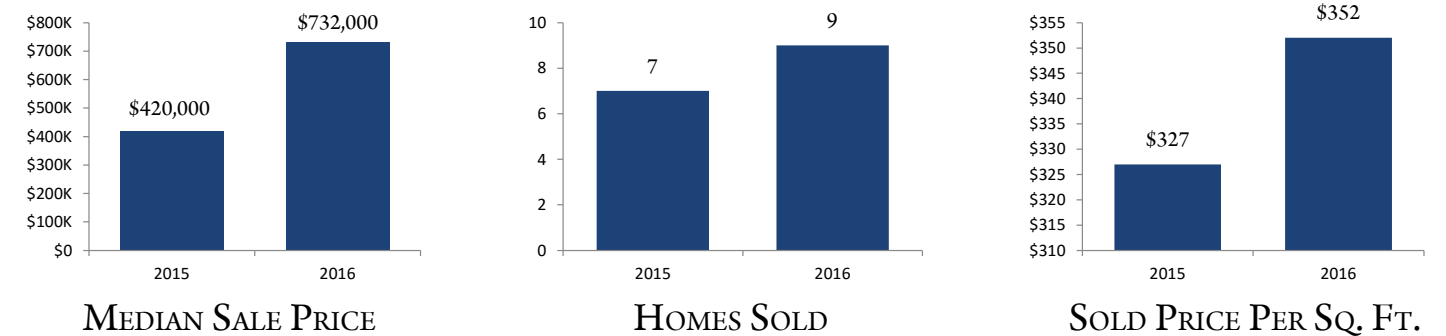
Mammoth Slopes Homes Sold In The Past 3 Months

Status	Address	Bedrooms	Bathrooms	Approx. Sq. Ft.	List Price	List Date	Sold Price	Sold Date
Sold	Canyon Boulevard	3L	2.5	2,811	\$1,149,000	05/22/16	\$1,149,000	09/30/16
Sold	Canyon Boulevard	4L	4.5	3,530	\$1,499,000	03/25/16	\$1,450,000	09/21/16
Sold	Canyon Boulevard	4	2.0	1,485	\$539,000	06/01/16	\$500,000	09/09/16
Sold	Canyon Boulevard	3L	3.0	1,983	\$735,000	06/24/16	\$732,000	08/29/16
Sold	Hillside Drive	3	2.0	1,915	\$689,000	10/21/15	\$653,000	08/12/16
Sold	Rainbow Lane	5+	4.5	3,292	\$1,330,000	03/10/16	\$1,195,000	07/29/16

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MAMMOTH SLOPES

3RD QUARTER STATISTICS 2015 & 2016



**MAMMOTH SLOPES
 AT A GLANCE:**
 (Homes Sold in the
 Past 12 Months)

AVERAGE ACTIVE
 LIST PRICE:
\$792,500

AVERAGE
 SOLD PRICE
\$946,500

AVERAGE
 SP/LP RATIO:
96.0%

Future Friends and Neighbors,
 If you would like your home professionally marketed and featured in my publication,
 which is mailed to hundreds of potential buyers each month, call me at 760.822.5845.