

www.CarsonValleyHomefinder.com

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2288 Main Street  
P.O. Box 996  
Genoa, NV 89411



### MARCH 1, 2010– AUGUST 1, 2010 HOMES SOLD

23 Homes were reported through the MLS as sold in the Genoa/Foothill area from March 1<sup>st</sup> 2010 through August 1<sup>st</sup> 2010. 7 of the 23 homes sold were located at Genoa Lakes Golf Course & Genoa Lakes Golf Resort. 6 of the Sold homes were bank owned or short sales.

<u>Address</u>	<u>List Price</u>	<u>Sold Price</u>	<u>Sq. Ft</u>	<u>Lot Size</u>	<u>Br/ Bth</u>
960 Sheridan	\$155,000	\$173,500	1412	.53	3 2
851 Mottsville	\$374,900	\$312,500	1476	5.72	4 1
3417 Jacks Valley	\$399,500	\$370,000	2144	2.00	3 2
2406 Genoa Meadows	\$398,000	\$375,000	1860	.28	3 2
259 Beverly	\$399,900	\$399,900	2887	1.55	4 3
3489 Zurich Ct	\$425,000	\$410,000	3052	2.07	6 3
2420 Genoa Meadows	\$420,000	\$420,000	2033	.24	3 2
370 Genoa Springs	\$499,000	\$437,000	2391	.05	3 3
223 Holton Ct	\$539,000	\$475,000	3469	2.13	4 2
232 Laura Springs Circle	\$599,900	\$500,000	2782	1.01	4 3
550 Jackson Ranch Rd	\$500,000	\$500,000	2748	1.30	3 2
2892 Cloudburst Canyon	\$587,490	\$508,607	3863	.50	3 3
2903 Cloudburst Canyon	\$520,990	\$549,146	2792	.50	3 3
261 Fredricksburg	\$599,000	\$555,000	2826	1.98	4 2
242 Kinsey	\$585,000	\$560,000	2384	.73	3 3
462 Horsethief	\$629,000	\$595,000	3087	2.00	3 3
2898 Cloudburst Canyon	\$737,900	\$600,000	4036	.50	4 4
183 Taylor Creek	\$619,000	\$606,000	4345	1.44	3 3
3369 Alpine View Ct	\$699,950	\$662,500	3636	2.00	4 3
2905 Cloudburst Canyon	\$625,990	\$680,694	3252	.50	3 3
2389 Jacks Valley Rd	\$799,999	\$750,000	3814	2.12	4 4
895 Fairview Ln	\$1,499,000	\$1,210,000	4426	20.18	4 3
401 Mottsville Ln	\$1,595,000	\$1,450,000	4685	10.00	4 3

Average Sold Price Per Foot = \$185

Average Days on Market = 382

### MARCH 1, 2010 – AUGUST 1, 2010 GENOA/ FOOTHILL SOLD PARCELS

3 Parcels of vacant land were reported through the MLS as sold in the Genoa Foothill area.

<u>Address</u>	<u>List Price</u>	<u>Sold Price</u>	<u>Lot Size</u>	<u>Days On Market</u>
346 James Canyon Loop	\$99,900	\$99,000	0.73	60
487 Nature Edge	\$275,000	\$230,000	3.54	163
2299 Meadow Lark Ln	\$275,000	\$245,000	5.81	1135

### CURRENT PROPERTIES FOR SALE:

#### **HOMES:**

There are currently 103 homes for sale in the Genoa/Foothill area of which 2 properties have accepted offers. There are currently 7 short sale/ bank owned properties for sale. Homes for sale range from \$315,000 to \$4,500,000.

#### **LAND:**

There are currently 80 parcels for sale of which 0 properties have accepted offers. Parcels for sale range from \$69,000 to \$11,500,000. Parcels differ in size from .23 to 80 acres. The current parcels have been for sale for an average of 527 days.

## Featured Property



Looking for a picturesque Genoa equestrian property backing to the Carson River, full of lush pasture & mature landscaping.... than this is it. Enjoy the peaceful setting of Willowbend Road and watch the deer roam from the large front porch of this 3400 sq ft country home. 4 bedrooms, 4.5 baths, large master w/ walk in closet, jetted tub & separate shower stall, bonus room, dining room opening to the beautiful back yard & open floor plan. 3-5 stall barn with large horse turnouts. Barn has additional parking for boat, extra cars, etc... Property has surface & underground water rights.

**\$875,000**

**CHAD & GINA COONS ARE EXCITED TO ANNOUNCE THAT WITH EVERY REAL ESTATE TRANSACTION THEY CLOSE IN THE GENOA/FOOTHILL AREA THEY WILL DONATE \$500 TOWARD THE "TOWN OF GENOA BEAUTIFICATION PROJECT"**

*Since October 2009 Chad & Gina donated \$2000 to the Town of Genoa Beautification Project on the behalf of their successful sales in the Genoa/Foothill area*

**Check out our website [www.CARSONVALLEYHOMEFINDER.com](http://www.CARSONVALLEYHOMEFINDER.com) to search the entire multiple listing service for all of Northern NV & Lake Tahoe!**

**We would be glad to help you with any of your real estate needs. If you would like any additional information please contact us:**



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**Gillmor Coons Real Estate Group Office: (775) 782-3434**

Note: This representation is based in whole or in part on data supplied by the Sierra Nevada Board of Realtors multiple listing services. The information we show is only on properties that have been available for sale through the Sierra Nevada Board of Realtors multiple listing service and or information from the Douglas County Tax Assessor..



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