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PROPERTY SEARCH HOMES LOTS & LAND COMMERCIAL & INVESTMENT DISTRESSED PROPERTIES TETON VALLEY ABOUT US

Market Report

Monthly Market Analysis

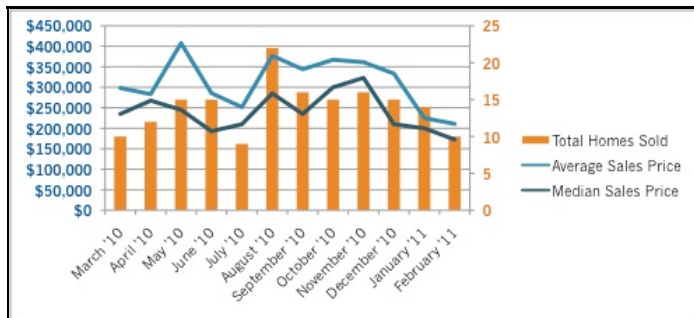
All MLS Reported Sales Information for Teton Valley

February 2010

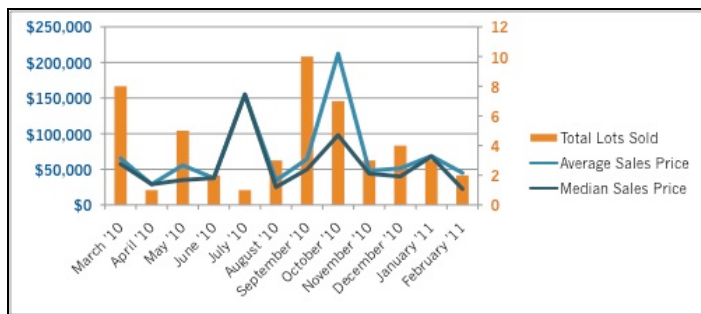
	# on Market	Average Days on Market	Total Sales	Average Price
Residential	403	345	10	\$210,790
Building Sites	474	578	2	\$45,000
Farm & Ranch	15	347	0	\$0
Commercial	62	320	0	\$0

	Last 12 Months March 1, 2010 - February 28, 2011	12 Months, 1 Year Ago March 1, 2009 - February 28, 2010	% Difference
Number Sold	245	241	+2%
Sold Volume	\$68,285,087	\$77,533,663	-12%
Average Sale Price	\$283,231	\$322,405	-12%

Year-to-Date Homes Sold



Year-to-Date Lots Sold



Detailed Market Analysis – Last Month

Building Sites < 10 Acres

Number of Sales	2
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[Click here to contact an agent with market questions.](#)

Sage Realty Group would like to welcome you to our Market Report and Analysis.

Foreclosures and short sales continue to lead the current housing market, bringing the average February sales price this year down 31% from last February to \$210,790. Sold volume also fell significantly, though there were only 2 less sales this February than in February 2010. Between low sale prices and 16% less homes on the market, average days on market fell 37%.

Lot and land sales face less competition with 43% less lots on the market this February than in February 2010. Average prices & volume of lot sales have fallen significantly with the limited land sales.

With supply far outweighing demand, buyers still have a definite hold over the raw land market.

With 481" of total snowfall at Grand Targhee so far this year and a 137" base, we've had our share of snow. Recent powder days have delighted locals and visitors alike.

Whether you're looking for a first home, a second residence near Grand Targhee or an investment in the area, you can't beat the values and variety offered in today's market.

We look forward to keeping you tuned in to the market data we are watching. Please feel free to contact us if you have any questions or would like more detailed information.

To view all archived market reports [click here](#).

* This information reflects data gathered from Teton Valley, ID. This includes Teton, Driggs, Victor and Alta, WY.

[RSS Market Report](#)

Volume Sold	\$84,500
Average Sale Price	\$45,000
Days on Market	606
Lots on Market	408

Building Sites \geq 10 Acres

Number of Sales	0
Volume Sold	\$0
Average Sale Price	\$0
Days on Market	404
Lots on Market	66

Homes \leq \$350,000

Number of Sales	9
Volume Sold	\$1,475,400
Average Sale Price	\$163,933
Days on Market	315
Homes on Market	261

Homes from \$350,000 - \$750,000

Number of Sales	1
Volume Sold	\$632,500
Average Sale Price	\$632,500
Days on Market	360
Homes on Market	81

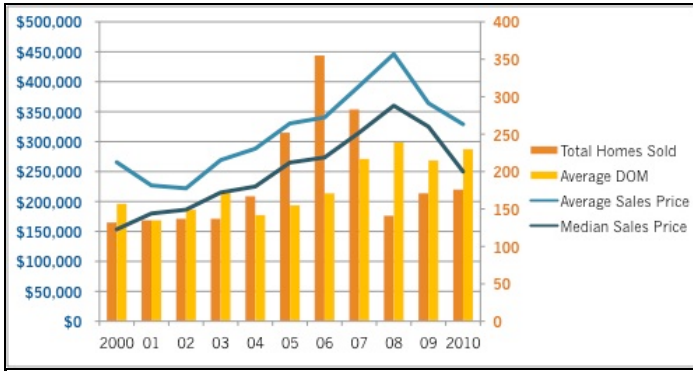
Homes from \$750,000 - \$1,250,000

Number of Sales	0
Volume Sold	\$0
Average Sale Price	\$0
Days on Market	386
Homes on Market	37

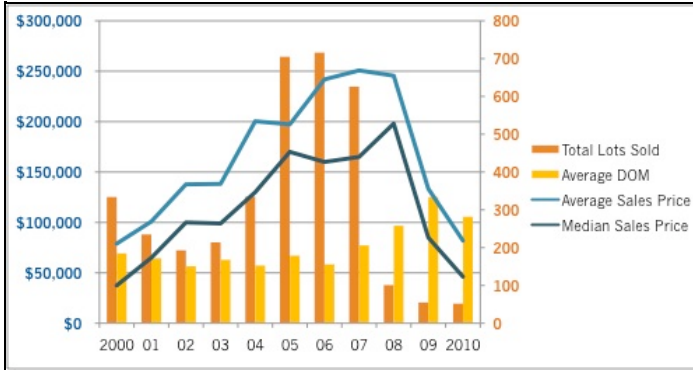
Homes \geq \$1,250,000

Number of Sales	0
Volume Sold	\$0
Average Sale Price	\$0
Days on Market	518
Homes on Market	27

History of Homes Sales



History of Lot Sales



We hope this information has been beneficial to you.

Thank You!

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