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Committed to providing you outstanding customer service for all your real estate needs.



White Mountains

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Each office independently owned and operated



Pinetop Lakes HOA Real Estate News

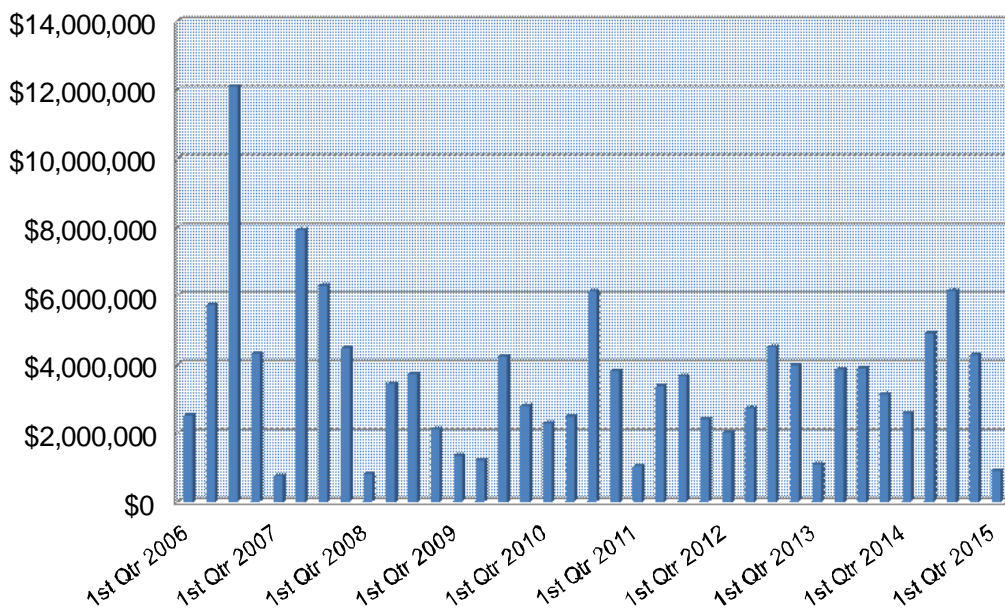
Sales Slow in the 1st Qtr of 2015

During the 1st quarter of 2015 the sales volume of single-family homes in the Pinetop Lakes/Pinetop Country Club area was the lowest quarterly sales total in the Lakes subdivisions since the 1st quarter of 2008. The average price of the homes sold in the Country Club was down 6% from last year, but this is a good indicator because it's based on a very small sampling of sales. The inventory of homes for sale grew quickly in the last few months. There have been 87 new listings and are waiting for values to increase, and homeowners who tried unsuccessfully to sell their home last year. A large increase in the inventory could turn this into more of a buyer's market.

These numbers don't really mean much because we are coming out of the slowest time of the year for local home sales. These numbers might be reversed as soon as we see more sales this Spring. The thing to watch is the inventory in the coming months. There are many homeowners who want to sell their homes and are waiting for values to increase, and homeowners who tried unsuccessfully to sell their home last year. A large increase in the inventory could turn this into more of a buyer's market.

If you are considering selling your home this year, now is the time to start the process. Don't wait until summer when the inventory has already increased. Contact us NOW for a free, no obligation, market analysis of your home.

Total Sales in Pinetop Lakes by Quarter



Homes for Sale

1st Qtr Sales

Bent Oak

6395 Bent Oak Dr
3,466 sq ft, Price - \$698,850

Pinetop Lakes

6100 Mark Twain Dr
1,578 sq ft, Price - \$244,000
2924 Blue Lake Dr
2,653 sq ft, Price - \$299,000
7125 Mark Twain Dr
2,220 sq ft, Price - \$299,000
6561 Christmas Tree Circle
1,769 sq ft, Price - \$319,000
6489 Christmas Tree Circle
1,784 sq ft, Price - \$324,900

6808 Palomino Dr

2,158 sq ft, Price - \$329,900
6700 Mark Twain Dr
2,762 sq ft, Price - \$368,850
6417 Tonto Circle
3,466 sq ft, Price - \$549,000

Pinetop Lakes CC

3902 Snow Circle
1,763 sq ft, Price - \$219,000
6126 Bobolink Way
1,355 sq ft, Price - \$220,000
3790 Wild Berry Circle
1,915 sq ft, Price - \$249,000
5201 Drifting Snow Loop
1,614 sq ft, Price - \$249,900

5175 Branding Iron Loop

1,745 sq ft, Price - \$255,000

5160 Black Panther Loop

1,615 sq ft, Price - \$258,800

4875 Mallard Circle
1,527 sq ft, Price - \$259,000

3011 Soaring Eagle Way

1,860 sq ft, Price - \$280,000

4829 Black Panther Loop
2,139 sq ft, Price - \$289,000

5251 Apache Trail
1,715 sq ft, Price - \$305,000

4245 Clear Sky Circle
2,203 sq ft, Price - \$349,000

3618 Roaring Fork Dr
2,000 sq ft, Price - \$350,000

4284 Diamond Creek Circle
3,805 sq ft, Price - \$359,850

3674 Roaring Fork Dr

2,415 sq ft, Price - \$424,950

4273 Branding Iron Loop
2,280 sq ft, Price - \$455,550

3089 Deep Forest Dr
5,201 sq ft, Price - \$595,000

3218 Blue Moon Circle
5,610 sq ft, Price - \$925,000

Pinetop Lakes Equestrian

5141 Bridle Trail
1,739 sq ft, Price - \$225,000

5288 Saddle Strap Way

1,824 sq ft, Price - \$239,900

5361 Branding Iron Loop
1,673 sq ft, Price - \$248,000

5217 Bridle Trail
2,795 sq ft, Price - \$560,000

Pinetop Lakes Mtn Homes

3632 W Bermuda Circle
1,159 sq ft, Price - \$159,000

3821 Turkey Track Rd
1,430 sq ft, Price - \$168,850

3514 W Bermuda Circle
1,795 sq ft, Price - \$219,000

3226 Turkey Track Rd
1,607 sq ft, Price - \$224,900

5840 Bermuda Circle

2,051 sq ft, Price - \$229,900

3322 Blacksmith Trail
2,840 sq ft, Price - \$254,900

3837 Turkey Track Rd
1,635 sq ft, Price - \$289,000

3344 Blacksmith Trail
1,987 sq ft, Price - \$289,850

5909 Bermuda Circle

1,463 sq ft, Price - \$290,000

Pinetop Lakes Plaza

6378 Christmas Tree Circle
2,504 sq ft, Price - \$298,000

6474 Christmas Tree Circle
1,575 sq ft, Price - \$305,000

2861 Blue Lake Circle
2,391 sq ft, Price - \$348,000

2603 Crossman Court
2,318 sq ft, Price - \$369,000

Pinetop Lakes

5956 Mark Twain Dr
1,599 sq ft, Price - \$255,000

Pinetop Lakes CC

4662 Branding Iron Loop
1,511 sq ft, Price - \$145,000

4585 Branding Iron Loop
1,543 sq ft, Asking - \$239,500

Pinetop Lakes Mtn Homes

3869 Turkey Track Rd
1,160 sq ft, Price - \$115,000

3346 Turkey Track Rd
1,553 sq ft, Price - \$163,000

Pinetop Lakes Plaza

7144 Moon Creek Circle
1,238 sq ft, Price - \$143,500

Pending Sales

Pinetop Lakes CC

4783 Drifting Snow Loop
1,424 sq ft, Asking - \$185,000

5163 Black Panther Loop
2,135 sq ft, Asking - \$239,000

5067 Night Hawk Loop
1,911 sq ft, Asking - \$299,900

Pinetop Lakes Mtn Homes

5786 Mule Deer Way
1,067 sq ft, Asking - \$159,500



White Mountains



The White Mountain Association of REALTORS® is the source for the data used in this newsletter. This information is deemed reliable but not guaranteed.

The properties in **bold** were listed or sold by Realty Executives White Mountains. The other properties included in this newsletter were listed and sold by other brokers. Listings included in "For Sale" and "Pending Sales" are included in the Internet Data Exchange and this information is available to the general public on many internet web sites.