

TEAM  
BLAIR  
TAHOE

# LUXE

*Volume 3*

*Curated by Jackie Arthur*

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In Sales Volume \$38,689,975  
Q1 South Lake Tahoe

Source: STAOR MLS via Broker Metrics. Data pulled April 11, 2022. Data from sources deemed reliable, but may contain errors and subject to revision. All numbers to be considered approximate.



## April 2022 Market Snapshot

# Incline Village + Crystal Bay

SOLD LISTINGS

# 28

↓ DOWN 26% YOY

AVERAGE DAYS ON MARKET

# 50

↑ UP 9 DAYS YOY

MEDIAN HOUSE SALES PRICE

# \$2.1M

↓ DOWN 15% YOY

Source: IBOR via Broker Metrics. Condominiums and single family home sales for month of April 2022. Data from sources deemed reliable, but may contain errors and subject to revision. All numbers to be considered approximate.

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## April 2022 Market Snapshot

# South Lake Tahoe

SOLD LISTINGS

# 67

↓ DOWN 1% YOY

AVERAGE DAYS ON MARKET

# 23

↓ DOWN 32 DAYS YOY

MEDIAN HOUSE SALES PRICE

# \$795K

↑ UP 15% YOY

Source: STAOR MLS via Broker Metrics. Condominiums and single family home sales for month of April 2022. Data from sources deemed reliable, but may contain errors and subject to revision. All numbers to be considered approximate.

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5 UNDERRATED

# National Parks

TO VISIT THIS SUMMER

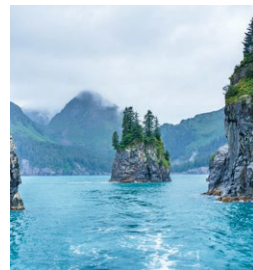
Summer is the season of travel, and each year millions of people hit the road to visit one of the nation's 63 national parks. Everyone knows about Yellowstone and Yosemite, but there are so many more to see. Here are some of the most underrated national parks. For a full list of national parks, please visit [www.nps.gov/index.htm](http://www.nps.gov/index.htm)



## Crater Lake Oregon

Crater Lake is a volcanic crater lake in south-central Oregon in the western United States. It is the main feature of Crater Lake

National Park and is famous for its deep blue color and water clarity.



## Indiana Dunes National Park

Indiana Dunes is a relatively young national park, as it was upgraded from "national lakeshore" to "national park" back in 2019. Hiking the dunes, finding rare species

to bird watch, and enjoying the water of over 15 miles of shoreline are just some of the things to do.



## Congaree National Park

Congaree National Park is easily one of the most underrated national parks on the east coast. This is the park to visit if you're

a lover of BIG trees. Congaree has the distinction of being home to the most "champion" trees anywhere in the US. A champion tree is the largest individual tree of its species.



## Badlands South Dakota

Whether it be 75-million year old fossils, archeological finds, or the wide variety of plant and animal life, come see one of the most story filled parks on earth.



## Redwood California

Home to the largest and oldest trees on earth, Redwood National Park has a way to make you feel small. Walk, hike, or horseback ride around trees that are over

2000 years old and some that are taller than the Statue of Liberty.



# LOCAL HAPPENINGS

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## 5th Annual Tahoe Brewfest

Saturday, August 27, 2022 12-5PM  
Lake Tahoe Community College

All Proceeds Benefit the Boys and Girls Club  
of Lake Tahoe.

## Lights on the Lake Fireworks

July 4, 2022

The Lights on the Lake July 4 Fireworks  
Display is shot off of barges in Lake Tahoe with  
the magnificent Sierra as a backdrop and it's  
consistently rated as a national Top 5 show.

## Local Business Spotlight

# Lake Tahoe Boat Rides

**T**he team at Lake Tahoe Boat Rides has been elevating the Tahoe boating experience for both visitors and locals for 16 years with their customized private charters on a



variety of boats. Their local and highly experienced Captains and staff will work with you to create memories that will last a lifetime.

Tahoe's fascinating history, environment, and ecology have kept even locals boarding again and again to hear the tales and sightsee. Water sports offerings on their spacious boats are perfect for all ages with the multi-person towable tubes, wake boards and water skis sized child, youth, and adult. They even have wetsuits for Tahoe's crisp and refreshing waters. Or try paddle boarding, swimming, and snorkeling in Tahoe's pristine boat only accessible coves. With a variety of boat types and sizes, you can charter for just about any occasion: proposals, intimate

weddings and elopements, sunset tours, birthday parties, family reunions, out of town guest activities, anniversaries, celebrations of life, 4th of July Firework show, Celebrity Golf Tournament, or just to enjoy an amazing day exploring Lake Tahoe with your knowledgeable Captain and guide.

[www.TahoeBoatRides.com](http://www.TahoeBoatRides.com)

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Our business is not run by robotics or complex algorithms; it is run by people. There are people who care about the unique financial situation behind every loan. Because our team understands that borrowers are counting on us, they go above and beyond to make sure that we take the best possible care of each loan, while offering a fantastic customer experience.



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# 3 EASY DOG TREAT RECIPES

Everyone knows that dogs are like family. And as such, the good boys and girls of the family deserve to be treated every once in a while. Below are 3 super simple, yet delicious recipes to make for the furry children in your life.



## **Baby Food Treat For The Fur Baby**

This treat requires only two ingredients and is quick to make. You simply need one cup of organic wheat flour and one 4oz. jar of baby food. Mix together in a bowl, roll out dough and punch out into your favorite shapes, then cook in the oven at 325 degrees for 30-45 minutes, depending on desired crunch. Be sure to use a baby food that is safe for dogs. We recommend blueberry, beef, or sweet potato.

## **Frozen Summertime Treat**

To help your pooch beat the summer heat, try this delicious treat. This healthy recipe provides tons of vitamins and fiber by using two apples, 1 cup of nonfat plain yogurt, and water. After deseeding the apples and cutting into slices, mix all the slices, all the yogurt, and just a splash of water into a blender, and blend until it reaches a liquid consistency. Pour the mixture into an ice cube tray and place into the freezer for a few hours until you have hard cubes. The final product should be a hard, but creamy treat for your dog to chew on and cool down with.

## **3 Ingredient Gluten Free Treats For A Grain Free Diet**

For dogs with grain allergies or on a grain free diet, this is the perfect alternative. The three ingredients are grain free flour (oat, rice, etc), all natural peanut butter (be sure to get pb with real sugar as xylitol sweetener is toxic to dogs), and bananas. Mix one and a half cups of the flour, 3 ripe mashed bananas, and one-third of a cup of peanut butter together in a bowl. Roll the dough out and then punch into your favorite shapes. Cook in oven at 325 degrees for 25-30 minutes.



# Meet Jackie

As a Realtor licensed in California and Nevada, Jackie provides strategic marketing and transaction management services to her clients across many Lake Tahoe markets. Her core values are: Dedication, Communication, Determination & Trust. "Just as the real estate industry evolves to become more innovative and efficient, so do I." To meet the goals of her clients, Jackie makes use of the latest advances in the industry to yield the highest returns to the owners of each property she sells.

A South Lake Tahoe resident for 13 years, her hands-on knowledge of the region's geography can assist you with all of your real estate endeavors on both sides of the state line. In addition, she provides exceptional customer service to ensure you feel confident in your decision to hire her. Her service is based on trust, performance and honesty in every aspect of each property transaction that she handles. It's this high level of experience and her belief in the old-fashioned hustle that has allowed her to succeed in real estate. "Rest assured, I will listen to you with an understanding of your needs and wants and I will always do my best to help you achieve them. Only then do I consider it a job well done."

Her 9 year old son, Lucas, was born in South Lake Tahoe and she feels so fortunate that he is able to grow up enjoying the mountain and lake living. He skis on weekends in the winter and kayaks in the summer. Jackie loves playing tennis in the summer and the Zephyr Cove Tennis Club has been a haven for fun tennis matches. They also have a dog, Buddy, who is 7 years old. He lives up to his name in every way as their "buddy." He has dodged the coyotes many times and will hopefully continue to live a long life.

Want an easy conversation starter with Jackie? Here are some suggested topics: Desserts, champagne, working out, tennis, kid-friendly traveling and...real estate.

## Stay in touch!

 503-791-9244  Jackie Arthur Realtor  @tahoejackie





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-REALTRENDS



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