

## Marin Single Family Homes

The 2010 year in the Marin single family home market showed a 10% improvement from last year in the number of homes sold, from 1668 homes in 2009, to 1834 homes in 2010. Home values, represented by price per square foot, remained flat at \$470/sq. ft., up from last year's \$468/sq. ft. Marin values are down on a whole, 20% from the pricing peak of \$612/sq. ft. in 2007. See below for city changes. The average price of Marin single family homes crested past the million dollar mark, ending at \$1,036,495, boosted by the highest priced sale of the year at \$14 million. In 2010 Greenbrae, Larkspur, Tiburon and Belvedere held their value well relative to their peak sales price. The hottest markets at the close of the year were Greenbrae, Novato, San Anselmo and San Rafael, with a larger relative percentage of listings in contract as of December 31st.

	Median Price Sold	Average Price Sold	Average Square Feet	Average \$/SF 2010	Average \$/SF 2007 (Peak)	Value Change from Peak	Active Listings 12/31/10	% In Contract 12/31/10	Days on Market
Belvedere	\$2,522,500	\$3,164,802	3,262	\$970	\$1,162	-17%	25	11%	168
Corte Madera	\$862,500	\$963,944	1,903	\$507	\$691	-27%	14	13%	71
Fairfax	\$601,000	\$664,572	1,761	\$377	\$523	-28%	20	17%	77
Greenbrae	\$1,035,000	\$1,170,860	2,397	\$497	\$575	-14%	5	44%	68
Kentfield	\$1,837,000	\$1,893,380	3,032	\$624	\$793	-21%	8	0%	77
Larkspur	\$1,105,000	\$1,158,458	2,035	\$569	\$674	-15%	11	8%	86
Mill Valley	\$1,052,500	\$1,237,110	2,277	\$543	\$691	-21%	66	24%	83
Novato	\$605,000	\$632,682	2,182	\$290	\$405	-28%	96	41%	95
Ross	\$1,917,500	\$2,968,329	3,918	\$758	\$937	-19%	8	27%	99
San Anselmo	\$770,000	\$846,138	1,992	\$425	\$561	-24%	32	32%	93
San Geronimo Valley	\$492,000	\$515,018	1,513	\$340	\$428	-20%	13	24%	105
San Rafael	\$670,000	\$731,085	1,936	\$378	\$489	-23%	105	31%	85
Sausalito	\$1,150,000	\$1,528,533	2,478	\$617	\$781	-21%	17	29%	110
Tiburon	\$1,730,000	\$2,160,096	3,109	\$695	\$831	-16%	42	11%	118

Information from BAREIS MLS

## Marin Condominiums and Investment Property

At the peak in 2007, the median condo price was \$570,000. In 2009, it dropped to \$325,000 and moved up to \$355,000 by the end of 2010. Condos ranged in price this year from a low of \$87,000 to a high of \$2,200,000 with an average square foot price of \$308/sq. ft. There were relatively few multi-family sales. In the 2-4 unit category there were 30 units sold over the year at an average price of \$717,000 and only 10 sales in the 5+ units group, averaging \$1.4 million.



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Marin homes and communities are all unique. If you are considering a move or the purchase of an investment property, I am available to help you or your friends with any of your real estate needs.  
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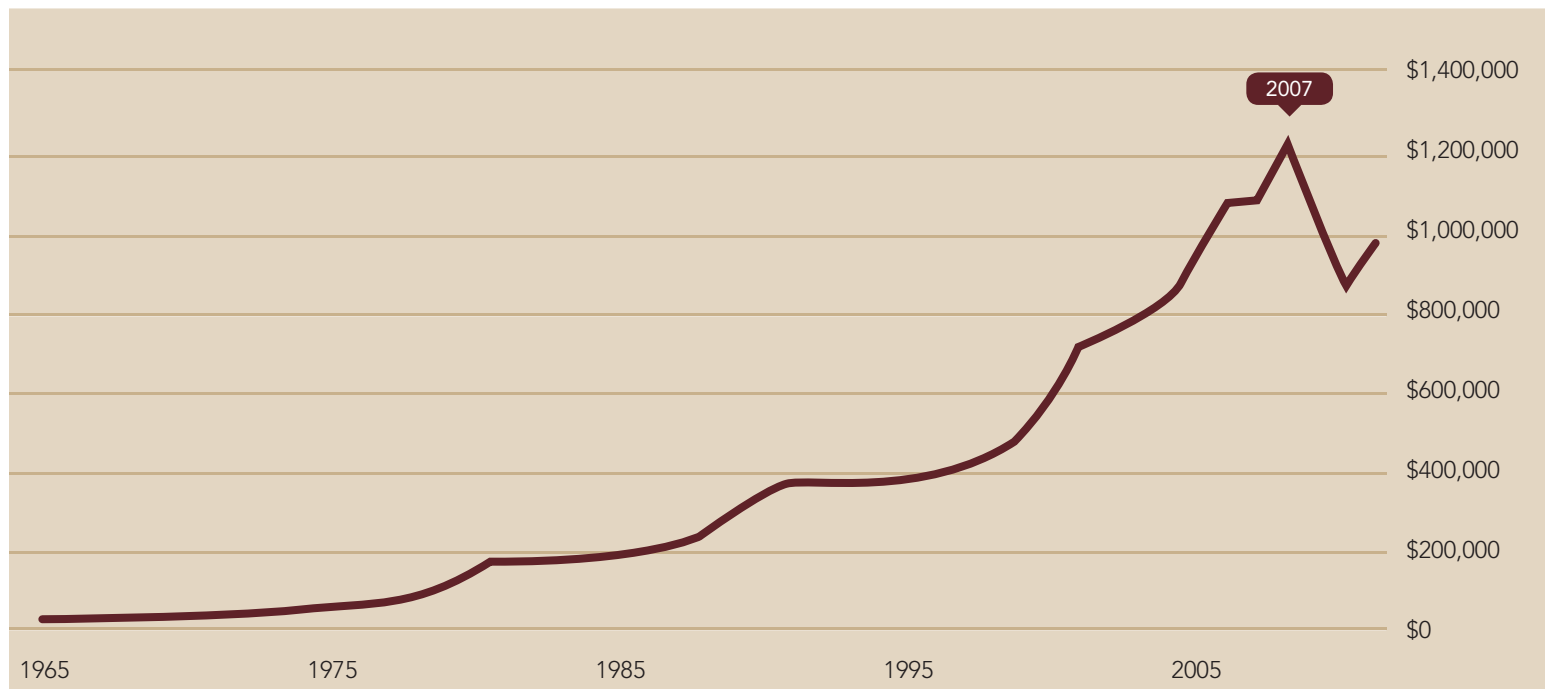
1040 Redwood Highway  
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## Marin County Historical Home Prices

Single Family Homes and Condos from 1965 to 2010. Data from BAREIS MLS.



Home prices for Single Family Homes and Condos, starting at \$30,710 in 1965, surpass the million-dollar mark for the first time in 2005, cresting at \$1,223,678 in 2007. The recent low was in 2009 at \$853,290, up nearly 6% to an average of \$904,396 for 2010.