

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	27964 Busman Rd	2608	\$ 151.00	3	2.5	2/1/2018	\$ 395,000.00	8712	0.2	900-291-024
Murrieta	40550 Corte De Rubi	2441	\$ 196.00	4	2.75	2/1/2018	\$ 480,000.00	9147	0.21	947-061-013
Murrieta	23881 Hollingsworth Dr	3119	\$ 168.00	3	3.5	2/1/2018	\$ 525,000.00	10018	0.23	392-120-002
Murrieta	28854 Lavatera Ave	2905	\$ 136.00	4	2.5	2/1/2018	\$ 397,000.00	6098	0.14	388-332-023
Murrieta	24492 Pantera Ct	2302	\$ 184.00	4	3	2/1/2018	\$ 425,000.00	10018	0.23	947-202-023
Murrieta	25191 Calle De Tres Amigos	2222	\$ 170.00	4	3	2/2/2018	\$ 378,000.00	6098	0.14	948-273-010
Murrieta	33656 Carnation Ave	3242	\$ 131.00	4	2.5	2/2/2018	\$ 425,000.00	6969	0.16	388-261-007
Murrieta	35345 Mayapple Ct	2944	\$ 144.00	4	3.25	2/2/2018	\$ 424,000.00	8712	0.2	480-591-015
Murrieta	37360 Old Oak Ter	2622	\$ 175.00	4	2.75	2/2/2018	\$ 460,000.00	8712	0.2	904-481-005
Murrieta	30255 Redding Ave	2628	\$ 178.00	4	2	2/2/2018	\$ 470,000.00	14810	0.34	480-660-002
Murrieta	26288 Avery Pl	2788	\$ 125.00	4	2.5	2/5/2018	\$ 350,000.00	5662	0.13	916-601-004
Murrieta	39706 Cobbler Ct	2052	\$ 211.00	4	2.5	2/5/2018	\$ 435,000.00	7405	0.17	947-342-013
Murrieta	33769 Salvia Ln	2766	\$ 144.00	3	2	2/5/2018	\$ 401,000.00	12196	0.28	388-222-001
Murrieta	24167 Via Llano	2100	\$ 199.00	3	1.75	2/5/2018	\$ 418,000.00	4791	0.11	947-721-056
Murrieta	23465 Bending Oak Ct	3165	\$ 172.00	5	3	2/6/2018	\$ 545,000.00	16553	0.38	904-532-005
Murrieta	41423 Blue Bonnet Ct	2700	\$ 159.00	4	3	2/6/2018	\$ 430,000.00	7841	0.18	949-321-037
Murrieta	29852 Circinus St	2466	\$ 166.00	4	2.75	2/6/2018	\$ 410,000.00	5662	0.13	900-472-009
Murrieta	30597 N Gate Ln	1849	\$ 253.00	4	2.5	2/6/2018	\$ 469,000.00	20908	0.48	957-490-018
Murrieta	40626 Heyerdahl Ave	2099	\$ 166.00	3	2.5	2/6/2018	\$ 350,000.00	4356	0.1	910-460-056
Murrieta	34074 San Sebastian Ave	3235	\$ 128.00	4	4.5	2/6/2018	\$ 415,000.00	6534	0.15	384-284-005
Murrieta	40462 Via Amapola	1606	\$ 198.00	2	2	2/6/2018	\$ 318,000.00	4792	0.11	947-250-046
Murrieta	39845 Via Castana	2520	\$ 132.00	5	3.75	2/6/2018	\$ 335,000.00	5227	0.12	948-423-022
Murrieta	24439 Leafwood Dr	1970	\$ 208.00	6	2.75	2/7/2018	\$ 410,000.00	5227	0.12	948-152-014
Murrieta	31866 Rosales Ave	1640	\$ 228.00	3	2	2/7/2018	\$ 375,000.00	6534	0.15	964-381-032
Murrieta	39255 Via Lar	2222	\$ 199.00	4	3	2/7/2018	\$ 443,000.00	6970	0.16	948-274-022
Murrieta	23864 Via Segovia	3171	\$ 164.00	4	3	2/7/2018	\$ 520,500.00	10454	0.24	947-453-022
Murrieta	29485 Big Dipper Way	2643	\$ 157.00	4	3	2/8/2018	\$ 415,000.00	5227	0.12	900-451-017
Murrieta	24386 Echo Ridge Dr	1475	\$ 244.00	3	2	2/8/2018	\$ 360,000.00	5227	0.12	948-154-003
Murrieta	39767 Kucera Ct	1211	\$ 282.00	3	2	2/8/2018	\$ 342,000.00	6970	0.16	912-171-011
Murrieta	24951 1st Ave	560	\$ 513.00	1	0.75	2/9/2018	\$ 287,500.00	12196	0.28	906-163-003



Murrieta

Sales Comparables - February 2018

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	23383 Blue Gardenia Ln	3852	\$ 153.00	5	4	2/9/2018	\$ 590,000.00	8712	0.2	906-490-025
Murrieta	24009 Colmar Ln	2030	\$ 199.00	3	2	2/9/2018	\$ 404,000.00	7405	0.17	949-263-015
Murrieta	25617 Corte Botella	2318	\$ 163.00	4	2.75	2/9/2018	\$ 380,000.00	9148	0.21	912-283-007
Murrieta	24052 Golden Pheasant Ln	1891	\$ 203.00	4	3	2/9/2018	\$ 385,000.00	4792	0.11	947-391-028
Murrieta	39678 Old Spring Rd	1212	\$ 305.00	3	2	2/9/2018	\$ 370,000.00	6534	0.15	912-362-007
Murrieta	38864 Summit Rock Ln	3504	\$ 175.00	5	3.75	2/9/2018	\$ 615,000.00	10890	0.25	957-610-019
Murrieta	25422 Blackthorne Dr	2607	\$ 155.00	4	3	2/13/2018	\$ 405,000.00	7405	0.17	912-073-010
Murrieta	29629 Branwin St	3908	\$ 129.00	3	3	2/13/2018	\$ 505,000.00	7840	0.18	908-410-014
Murrieta	39958 Corte Lorca	1435	\$ 213.00	2	1.75	2/13/2018	\$ 306,000.00	4792	0.11	947-410-044
Murrieta	27392 Desert Willow St	3962	\$ 119.00	5	3.5	2/13/2018	\$ 475,000.00	9147	0.21	900-182-004
Murrieta	26728 Peachwood Dr	2684	\$ 162.00	4	2.5	2/13/2018	\$ 435,000.00	5227	0.12	916-303-004
Murrieta	27129 Pumpkin St	3151	\$ 168.00	3	3	2/13/2018	\$ 530,000.00	10454	0.24	392-160-079
Murrieta	37730 Sedona Cir	2663	\$ 174.00	3	2.5	2/13/2018	\$ 465,000.00	11761	0.27	908-052-013
Murrieta	39538 Silverberry Ct	935	\$ 320.00	2	1	2/13/2018	\$ 300,000.00	5662	0.13	948-082-016
Murrieta	33684 Thyme Ln	2784	\$ 158.00	4	3	2/13/2018	\$ 440,000.00	11761	0.27	388-230-030
Murrieta	39884 Via Castana	2060	\$ 178.00	3	2.5	2/13/2018	\$ 367,000.00	5227	0.12	948-424-004
Murrieta	24534 Camino Mirabella	2102	\$ 192.00	3	2.5	2/14/2018	\$ 405,000.00	6970	0.16	948-044-008
Murrieta	40118 Corte Lorca	1688	\$ 201.00	3	2	2/14/2018	\$ 340,000.00	4792	0.11	947-410-028
Murrieta	41131 Hibiscus Ct	1612	\$ 238.00	4	2.5	2/14/2018	\$ 384,000.00	8276	0.19	949-043-024
Murrieta	37893 Spicebush Ln	2277	\$ 191.00	4	2.75	2/14/2018	\$ 436,000.00	4791	0.11	964-610-028
Murrieta	39686 Cobbler Ct	1798	\$ 222.00	4	2	2/15/2018	\$ 400,000.00	7405	0.17	947-342-014
Murrieta	42200 Hacienda Dr	1282	\$ 370.00	3	1.75	2/15/2018	\$ 475,000.00	209523	4.81	932-280-015
Murrieta	29324 Masters Dr	2271	\$ 176.00	3	2.5	2/15/2018	\$ 400,000.00	5227	0.12	908-350-024
Murrieta	37204 Sunnygrove Ln	2671	\$ 175.00	4	2.5	2/15/2018	\$ 470,000.00	8712	0.2	900-280-009
Murrieta	39920 Tinderbox Way	2133	\$ 188.00	4	2	2/15/2018	\$ 402,500.00	8276	0.19	947-334-006
Murrieta	38500 Vista Del Bosque	2148	\$ 279.00	3	2.5	2/15/2018	\$ 600,000.00	234352	5.38	929-060-020
Murrieta	25410 Birchtree Dr	1870	\$ 208.00	4	3	2/16/2018	\$ 390,000.00	8712	0.2	912-052-002
Murrieta	40609 Calle Galacia	1607	\$ 214.00	2	1.75	2/16/2018	\$ 345,000.00	4356	0.1	947-530-064
Murrieta	23955 Five Tribes Trl	1646	\$ 227.00	3	2.5	2/16/2018	\$ 375,000.00	5227	0.12	947-092-025
Murrieta	28510 Lilac Ct	3442	\$ 147.00	5	2.75	2/16/2018	\$ 506,000.00	11761	0.27	388-190-003



Murrieta

Sales Comparables - February 2018

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	42753 Oak View Pl	3202	\$ 159.00	4	2.5	2/16/2018	\$ 510,000.00	6098	0.14	904-690-021
Murrieta	31454 Orchard Ln	3167	\$ 138.00	4	3	2/16/2018	\$ 437,500.00	7405	0.17	964-290-041
Murrieta	40105 Via Caballos	4233	\$ 377.00	5	3.5	2/16/2018	\$ 1,600,000.00	225640	5.18	929-170-001
Murrieta	39085 Via Cadiz	2159	\$ 187.00	4	2.5	2/16/2018	\$ 405,000.00	7841	0.18	948-252-010
Murrieta	39482 Checker Ct	3206	\$ 202.00	4	2.5	2/20/2018	\$ 650,000.00	8712	0.2	957-680-010
Murrieta	39937 Chippewa Cir	1577	\$ 231.00	3	2.5	2/20/2018	\$ 365,000.00	6098	0.14	948-132-070
Murrieta	29259 Gandolf Ct	2420	\$ 188.00	3	2.5	2/20/2018	\$ 455,000.00	6969	0.16	908-392-026
Murrieta	24817 Hollyleaf Ln	1520	\$ 248.00	4	1.75	2/20/2018	\$ 378,000.00	7405	0.17	948-093-008
Murrieta	24436 Kentucky Derby Way	1912	\$ 193.00	4	2	2/20/2018	\$ 370,000.00	7405	0.17	906-313-037
Murrieta	26872 Redcliffe Rd	2913	\$ 166.00	3	2.5	2/20/2018	\$ 485,000.00	6098	0.14	913-371-006
Murrieta	37973 Sweet Magnolia Way	2090	\$ 186.00	3	2	2/20/2018	\$ 390,000.00	5662	0.13	908-172-008
Murrieta	35825 Abelia St	3442	\$ 207.00	5	3	2/21/2018	\$ 715,000.00	15681	0.36	392-040-017
Murrieta	23720 Ballestros Rd	2600	\$ 171.00	4	2.5	2/21/2018	\$ 445,000.00	7841	0.18	949-361-031
Murrieta	23981 Noelle Ave	3084	\$ 207.00	4	2.5	2/21/2018	\$ 640,000.00	15681	0.36	906-631-031
Murrieta	39698 Sunrose Dr	935	\$ 326.00	2	1	2/21/2018	\$ 305,000.00	6098	0.14	948-093-025
Murrieta	23525 Sycamore Creek Ave	3018	\$ 162.00	5	2.75	2/21/2018	\$ 490,000.00	7405	0.17	906-593-014
Murrieta	40250 Via Ambiente	1029	\$ 291.00	2	1	2/21/2018	\$ 300,000.00	4792	0.11	947-512-005
Murrieta	36569 Walden Ln	2239	\$ 193.00	4	2.75	2/21/2018	\$ 434,000.00	9147	0.21	900-210-007
Murrieta	30173 Savoie St	3752	\$ 133.00	4	4	2/22/2018	\$ 500,000.00	11325	0.26	480-110-002
Murrieta	40096 White Leaf Ln	2454	\$ 150.00	4	3	2/22/2018	\$ 370,000.00	7841	0.18	948-192-021
Murrieta	26397 Castle Ln	4396	\$ 105.00	6	4	2/23/2018	\$ 465,000.00	7840	0.18	916-271-016
Murrieta	23771 Cork Oak Cir	1646	\$ 243.00	3	2.5	2/23/2018	\$ 400,000.00	6970	0.16	949-332-049
Murrieta	40710 Geyser St	1630	\$ 237.00	3	2.5	2/23/2018	\$ 387,000.00	7405	0.17	949-463-001
Murrieta	39426 Napa Creek Dr	2011	\$ 223.00	3	2	2/23/2018	\$ 450,000.00	6098	0.14	920-222-004
Murrieta	23643 Silverwood St	2743	\$ 201.00	3	3	2/23/2018	\$ 552,500.00	6534	0.15	904-651-038
Murrieta	37469 Stellarview Ave	2643	\$ 157.00	4	3	2/23/2018	\$ 416,000.00	5227	0.12	900-443-003
Murrieta	39254 Sugarcane Dr	1662	\$ 237.00	3	2.5	2/23/2018	\$ 395,000.00	8712	0.2	957-670-018
Murrieta	18405 Tenaja Rd	2389	\$ 159.00	4	2.5	2/23/2018	\$ 380,000.00	169884	3.9	932-060-043
Murrieta	38914 Autumn Woods Rd	2091	\$ 193.00	4	2.5	2/26/2018	\$ 405,000.00	4356	0.1	964-271-005
Murrieta	25727 Barclay Dr	1555	\$ 263.00	4	2	2/26/2018	\$ 410,000.00	5227	0.12	912-231-012



Murrieta

Sales Comparables - February 2018

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	23644 Corte Sabio	1584	\$ 239.00	2	1.75	2/26/2018	\$ 380,000.00	6534	0.15	947-610-078
Murrieta	39589 Country Mill Rd	1853	\$ 196.00	4	2.75	2/26/2018	\$ 365,000.00	4792	0.11	948-483-003
Murrieta	31642 Desert Holly Pl	3153	\$ 158.00	4	3.25	2/26/2018	\$ 499,000.00	5662	0.13	964-573-004
Murrieta	40375 Heirloom Ct	2816	\$ 159.00	3	2.5	2/26/2018	\$ 450,000.00	7405	0.17	949-130-046
Murrieta	31470 Pear Blossom Cir	3384	\$ 135.00	4	3	2/26/2018	\$ 459,000.00	6534	0.15	964-290-013
Murrieta	24364 Via Las Junitas	1386	\$ 216.00	3	2	2/26/2018	\$ 300,000.00	7841	0.18	948-371-014
Murrieta	40120 Via Tonada	2100	\$ 200.00	3	1.75	2/26/2018	\$ 420,000.00	4356	0.1	947-422-005
Murrieta	39779 Wheatley Dr	1693	\$ 266.00	3	2.5	2/26/2018	\$ 451,000.00	7405	0.17	912-113-002
Murrieta	24538 Calle Est	2084	\$ 192.00	4	2.5	2/27/2018	\$ 400,500.00	7841	0.18	948-363-005
Murrieta	42431 Chisolm Trl	3084	\$ 212.00	4	2.5	2/27/2018	\$ 655,000.00	16552	0.38	906-521-001
Murrieta	36030 Corte Renata	2262	\$ 165.00	4	2.5	2/27/2018	\$ 375,000.00	7841	0.18	947-463-019
Murrieta	39865 De Vendome Ct	1611	\$ 251.00	2	2	2/27/2018	\$ 405,000.00	6098	0.14	913-302-029
Murrieta	24091 Five Tribes Trl	1213	\$ 286.00	3	2	2/27/2018	\$ 347,000.00	6098	0.14	947-102-012
Murrieta	29763 Hunter Rd	2156	\$ 203.00	3	2	2/27/2018	\$ 439,000.00	13068	0.3	908-290-006
Murrieta	29409 Masters Dr	2271	\$ 189.00	3	2.25	2/27/2018	\$ 430,000.00	6534	0.15	908-341-003
Murrieta	24007 Ristras Ln	2792	\$ 135.00	4	2.75	2/27/2018	\$ 377,400.00	7405	0.17	949-252-010
Murrieta	37903 Spyglass Cir	1458	\$ 216.00	4	2.5	2/27/2018	\$ 315,000.00	7841	0.18	908-163-010
Murrieta	36319 Toulon Dr	1593	\$ 237.00	3	2	2/27/2018	\$ 378,000.00	7405	0.17	947-142-025
Murrieta	26209 Douglass Union Ln	1773	\$ 216.00	3	2.5	2/28/2018	\$ 383,500.00	3484	0.08	913-384-017
Murrieta	39635 Kucera Ct	1211	\$ 272.00	3	2	2/28/2018	\$ 330,000.00	6098	0.14	912-171-005
Murrieta	24078 Morella Cir	1591	\$ 251.00	3	2.5	2/28/2018	\$ 400,000.00	5227	0.12	947-181-002
Murrieta	41098 Mountain Pride Dr	1445	\$ 251.00	3	2.5	2/28/2018	\$ 363,000.00	5227	0.12	949-051-002
Murrieta	26877 Redwood Cir	1858	\$ 203.00	4	2.5	2/28/2018	\$ 379,000.00	7840	0.18	913-363-015
Murrieta	39641 Saba Ct	1740	\$ 240.00	4	1.75	2/28/2018	\$ 419,000.00	6534	0.15	913-333-010
Murrieta	29815 Yorkton Rd	3453	\$ 138.00	5	3.5	2/28/2018	\$ 478,500.00	8276	0.19	908-122-003



Murrieta
Sales Comparables - February 2018

Total Sales:	115
Average Sales Price:	\$434,890.43
Average Square Feet:	2314