



Palm Desert Condos

Sales Comparables - October 2018

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Palm Desert	159 Madrid Ave	2055	\$ 182.00	2	1.75	10/1/2018	\$ 375,000.00	3049	0.07	622-125-009
Palm Desert	452 Via De La Paz	2506	\$ 156.00	4	2.5	10/2/2018	\$ 392,500.00			694-174-027
Palm Desert	38694 Nasturtium Way	2489	\$ 174.00	3	3	10/2/2018	\$ 435,000.00	3485	0.08	626-222-070
Palm Desert	72721 Willow St	924	\$ 155.00	2	1	10/2/2018	\$ 144,000.00	871	0.02	628-202-045
Palm Desert	41211 Woodhaven Dr W	1392	\$ 183.00	2	2	10/2/2018	\$ 255,000.00	1742	0.04	632-105-033
Palm Desert	281 San Vicente Cir	1303	\$ 217.00	2	1.75	10/2/2018	\$ 283,000.00	2614	0.06	622-111-030
Palm Desert	2512 Via Calderia	1492	\$ 213.00	2	1.5	10/2/2018	\$ 318,500.00			622-024-009
Palm Desert	379 Bouquet Canyon Dr	1746	\$ 206.00	2	1.75	10/3/2018	\$ 360,000.00	2614	0.06	632-294-011
Palm Desert	43376 Cook St	888	\$ 208.00	2	1	10/3/2018	\$ 185,000.00			634-042-027
Palm Desert	76988 Kybar Rd	1384	\$ 211.00	2	1.75	10/3/2018	\$ 293,000.00	2178	0.05	634-193-019
Palm Desert	73323 Boxthorn Ln	1253	\$ 203.00	2	2	10/3/2018	\$ 255,000.00	1307	0.03	655-130-028
Palm Desert	2 Toluca Way	1215	\$ 222.00	2	2	10/4/2018	\$ 270,000.00	3920	0.09	624-022-031
Palm Desert	341 San Remo St	1670	\$ 179.00	2	1.75	10/4/2018	\$ 300,000.00	2614	0.06	622-076-003
Palm Desert	89 Camino Arroyo Pl	1533	\$ 136.00	2	2	10/5/2018	\$ 210,000.00	3049	0.07	622-100-067
Palm Desert	82 Camino Arroyo Pl	2051	\$ 176.00	3	2.75	10/5/2018	\$ 362,000.00	3484	0.08	622-102-020
Palm Desert	39258 Gladiolus Ln	1470	\$ 210.00	3	1.75	10/5/2018	\$ 310,000.00	3049	0.07	626-213-003
Palm Desert	76559 Begonia Ln	2489	\$ 174.00	3	3	10/5/2018	\$ 435,000.00	3485	0.08	626-204-012
Palm Desert	77224 Olympic Way	1177	\$ 216.00	2	2	10/5/2018	\$ 255,000.00	2613	0.06	632-160-024
Palm Desert	73421 Foxtail Ln	1525	\$ 213.00	2	2.75	10/9/2018	\$ 325,000.00	4792	0.11	655-340-038
Palm Desert	42522 Sand Dune Dr	1295	\$ 181.00	1	1.75	10/9/2018	\$ 235,000.00	3484	0.08	634-110-075
Palm Desert	77626 Woodhaven Dr N	1348	\$ 172.00	1	1.75	10/9/2018	\$ 232,500.00	2178	0.05	632-105-055
Palm Desert	46943 Highway 74	840	\$ 175.00	2	1	10/9/2018	\$ 147,000.00	436	0.01	628-232-014
Palm Desert	41314 Preston Trl	1360	\$ 176.00	2	1.75	10/10/2018	\$ 240,000.00	2613	0.06	632-110-055
Palm Desert	690 Vista Lago Cir N	1330	\$ 175.00	2	2	10/10/2018	\$ 233,000.00	2614	0.06	626-023-086
Palm Desert	74 Camino Arroyo Pl	1950	\$ 128.00	3	2	10/10/2018	\$ 250,000.00	3484	0.08	622-102-017
Palm Desert	388 Tava Ln	991	\$ 166.00	2	2	10/10/2018	\$ 165,000.00	1742	0.04	632-480-013
Palm Desert	163 Madrid Ave	1670	\$ 213.00	2	1.75	10/11/2018	\$ 357,000.00	2614	0.06	622-125-011
Palm Desert	369 Desert Falls Dr E	2236	\$ 185.00	3	3	10/11/2018	\$ 414,000.00	3049	0.07	626-022-022
Palm Desert	44329 Capri Ct	1543	\$ 217.00	3	1.75	10/11/2018	\$ 335,000.00	4792	0.11	625-390-025
Palm Desert	97 Camino Arroyo Pl	2051	\$ 158.00	3	2.75	10/12/2018	\$ 325,000.00	3049	0.07	622-100-033



Palm Desert Condos

Sales Comparables - October 2018

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Palm Desert	1303 Via Fortuna	1961	\$ 201.00	2	2	10/12/2018	\$ 395,000.00			620-462-047
Palm Desert	334 Villena Way	1303	\$ 203.00	2	1.75	10/12/2018	\$ 265,000.00	2614	0.06	622-071-028
Palm Desert	73850 Fairway Dr	440	\$ 268.00	1	1	10/12/2018	\$ 118,000.00	436	0.01	627-432-038
Palm Desert	316 Running Springs Dr	2764	\$ 144.00	3	3.25	10/12/2018	\$ 399,000.00	4356	0.1	632-311-012
Palm Desert	211 Wild Horse Dr	2888	\$ 147.00	3	3.25	10/12/2018	\$ 426,000.00	4356	0.1	632-282-076
Palm Desert	73460 Poinciana Pl	1551	\$ 283.00	2	2	10/15/2018	\$ 440,000.00	3485	0.08	655-321-038
Palm Desert	125 Bouquet Canyon Dr	1661	\$ 112.00	1	1.75	10/15/2018	\$ 186,500.00	2614	0.06	632-281-023
Palm Desert	367 Bouquet Canyon Dr	2280	\$ 175.00	2	3	10/15/2018	\$ 400,000.00	3485	0.08	632-294-017
Palm Desert	110 Las Lomas	1584	\$ 188.00	2	1.75	10/15/2018	\$ 299,000.00	2614	0.06	622-061-005
Palm Desert	255 La Paz Way	1584	\$ 239.00	2	1.75	10/15/2018	\$ 380,000.00	4356	0.1	622-062-021
Palm Desert	76358 Sweet Pea Way	1330	\$ 233.00	2	1.75	10/15/2018	\$ 310,000.00	3049	0.07	626-212-018
Palm Desert	40461 Bay Hill Way	938	\$ 199.00	1	0.75	10/15/2018	\$ 187,000.00	1742	0.04	632-132-006
Palm Desert	262 Vista Royale Cir E	2236	\$ 138.00	3	3	10/15/2018	\$ 310,000.00	3049	0.07	626-343-022
Palm Desert	76470 Violet Cir	1918	\$ 210.00	2	2.5	10/16/2018	\$ 403,000.00	3049	0.07	626-223-013
Palm Desert	75 Maximo Way	2056	\$ 141.00	3	2.75	10/16/2018	\$ 290,000.00	3484	0.08	622-230-048
Palm Desert	368 Running Springs Dr	1746	\$ 134.00	2	1.75	10/17/2018	\$ 235,000.00	2614	0.06	632-313-005
Palm Desert	48638 Palo Verde Ct	1348	\$ 278.00	2	1.75	10/17/2018	\$ 375,000.00	3049	0.07	655-140-048
Palm Desert	46087 Portola Ave	1440	\$ 153.00	2	2	10/17/2018	\$ 221,000.00	1307	0.03	627-360-001
Palm Desert	41709 Woodhaven Dr W	1808	\$ 143.00	2	3	10/17/2018	\$ 260,000.00	2178	0.05	632-108-039
Palm Desert	5143 Via Montagna	1961	\$ 222.00	2	2	10/17/2018	\$ 436,000.00			620-461-045
Palm Desert	47050 Amir Dr	1808	\$ 268.00	2	1.75	10/18/2018	\$ 485,000.00	4356	0.1	630-400-021
Palm Desert	48860 Desert Flower Dr	1207	\$ 151.00	2	1.75	10/19/2018	\$ 182,500.00	436	0.01	652-210-037
Palm Desert	48972 Canyon Crest Ln	1592	\$ 235.00	3	1.75	10/19/2018	\$ 375,000.00	3920	0.09	652-222-029
Palm Desert	42407 Liolios Dr	1517	\$ 36.00	2	2.25	10/19/2018	\$ 56,000.00	3920	0.09	634-171-044
Palm Desert	449 Tava Ln	991	\$ 177.00	2	2	10/19/2018	\$ 176,000.00	2178	0.05	632-330-065
Palm Desert	73176 Bill Tilden Ln	1088	\$ 160.00	2	2.25	10/19/2018	\$ 175,000.00	436	0.01	630-183-050
Palm Desert	286 Castellana S	1584	\$ 198.00	3	1.75	10/19/2018	\$ 314,000.00	3485	0.08	622-141-059
Palm Desert	77834 Woodhaven Dr N	1348	\$ 166.00	2	1.75	10/22/2018	\$ 225,000.00	2178	0.05	632-103-067
Palm Desert	48982 Canyon Crest Ln	1592	\$ 181.00	3	1.75	10/22/2018	\$ 289,500.00	3485	0.08	652-222-030
Palm Desert	77803 Woodhaven Dr S	1392	\$ 166.00	2	2	10/23/2018	\$ 232,000.00	1742	0.04	632-104-052



Palm Desert Condos

Sales Comparables - October 2018

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Palm Desert	117 Conejo Cir	2056	\$ 148.00	3	2.75	10/23/2018	\$ 305,000.00	3484	0.08	622-230-018
Palm Desert	290 Serena Dr	1303	\$ 219.00	2	1.75	10/23/2018	\$ 286,000.00	2614	0.06	622-111-022
Palm Desert	42922 Scirocco Rd	1295	\$ 234.00	1	1.75	10/25/2018	\$ 304,000.00	3920	0.09	634-082-059
Palm Desert	45304 Driftwood Dr	1457	\$ 130.00	7	1.75	10/25/2018	\$ 189,500.00	1742	0.04	625-430-046
Palm Desert	102 Conejo Cir	2056	\$ 184.00	3	2.75	10/26/2018	\$ 380,000.00	3484	0.08	622-230-019
Palm Desert	140 Conejo Cir	1731	\$ 159.00	2	1.75	10/26/2018	\$ 276,000.00	3484	0.08	622-230-082
Palm Desert	51 Verde Way	1070	\$ 214.00	2	2	10/26/2018	\$ 230,000.00	3920	0.09	624-023-006
Palm Desert	197 Desert Falls Dr E	1814	\$ 149.00	2	2.5	10/26/2018	\$ 270,500.00	3049	0.07	626-263-010
Palm Desert	38838 Tandika Trl N	1815	\$ 175.00	2	2	10/26/2018	\$ 318,000.00	4792	0.11	626-050-044
Palm Desert	72616 Edgehill Dr	924	\$ 164.00	2	1	10/26/2018	\$ 152,000.00	871	0.02	628-210-030
Palm Desert	211 Eagle Dance Cir	2508	\$ 333.00	3	3	10/26/2018	\$ 836,500.00	3049	0.07	632-494-004
Palm Desert	73451 Foxtail Ln	1314	\$ 247.00	2	1.75	10/26/2018	\$ 325,000.00	2614	0.06	655-350-004
Palm Desert	48736 Desert Flower Dr	1207	\$ 153.00	2	2	10/30/2018	\$ 185,000.00	436	0.01	652-200-030
Palm Desert	633 Calle Vibrante	1624	\$ 184.00	3	2.5	10/31/2018	\$ 299,500.00			694-172-049
Palm Desert	42284 Omar Pl	1230	\$ 207.00	1	1.75	10/31/2018	\$ 255,000.00	5227	0.12	634-102-066
Palm Desert	43920 Via Palma	1536	\$ 214.00	2	1.75	10/31/2018	\$ 330,000.00	4791	0.11	637-440-041
Palm Desert	548 Red Arrow Trl	2182	\$ 187.00	3	3	10/31/2018	\$ 410,000.00	3049	0.07	632-491-009
Palm Desert	43376 Cook St	888	\$ 219.00	2	1	10/31/2018	\$ 195,000.00			634-042-080
Palm Desert	279 Bouquet Canyon Dr	1825	\$ 161.00	2	1.75	10/31/2018	\$ 295,500.00	2614	0.06	632-281-060
Palm Desert	186 Wild Horse Dr	1368	\$ 116.00	2	1.75	10/31/2018	\$ 160,000.00	2614	0.06	632-291-008
Palm Desert	132 Castellana W	2208	\$ 178.00	3	1.75	10/31/2018	\$ 395,000.00	5227	0.12	622-123-016
Palm Desert	73415 Shadow Mountain Dr	953	\$ 209.00	2	1.75	10/31/2018	\$ 200,000.00	1306	0.03	627-301-031
Palm Desert	76349 Poppy Ln	1920	\$ 196.00	2	1.75	10/31/2018	\$ 377,500.00	3049	0.07	626-191-004
Palm Desert	210 Via Pucon	1042	\$ 191.00	2	1.75	10/31/2018	\$ 200,000.00	1742	0.04	624-121-009



Lawyers Title

Palm Desert Condos

Sales Comparables - October 2018

<i>Total Sales:</i>	77
<i>Average Sales Price:</i>	\$297,324.68
<i>Average Square Feet:</i>	1600