



Forest Falls

Sales Comparables - December 2018

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|--------------|-------------------|-------|----------------|-----|------|------------|---------------|-----------|--------|------------------|
| Forest Falls | 39392 Canyon Dr | 1392 | \$ 186.00 | 3 | 2 | 12/20/2018 | \$ 260,000.00 | 7434 | 0.17 | 0323-141-03-0000 |
| Forest Falls | 39596 Prospect Dr | 624 | \$ 281.00 | 1 | 1 | 12/26/2018 | \$ 175,500.00 | 6720 | 0.15 | 0323-161-11-0000 |

| | |
|-----------------------------|--------------|
| Total Sales: | 2 |
| Average Sales Price: | \$217,750.00 |
| Average Square Feet: | 1008 |

Deemed reliable but not guaranteed

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