

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Menifee	27380 Uppercrest Ct	1318	\$ 208.00	3	1.75	12/3/2018	\$ 275,000.00	4356	0.1	335-451-012
Menifee	31157 Millbury Dr	3746	\$ 149.00	5	3.75	12/3/2018	\$ 560,000.00	10018	0.23	372-480-026
Menifee	26577 Verdant Cir	2210	\$ 198.00	2	1.75	12/3/2018	\$ 439,000.00	7405	0.17	360-830-010
Menifee	29479 Starring Ln	3568	\$ 125.00	5	4.75	12/3/2018	\$ 449,000.00	6534	0.15	364-260-002
Menifee	29438 Aquifer Ln	3279	\$ 164.00	5	3	12/3/2018	\$ 540,000.00	9147	0.21	333-370-061
Menifee	25720 Hartwick Rd	1191	\$ 214.00	2	1.75	12/3/2018	\$ 255,000.00	8276	0.19	339-072-009
Menifee	30808 View Ridge Ln	2222	\$ 177.00	4	2.5	12/5/2018	\$ 395,000.00	6969	0.16	364-330-004
Menifee	29522 Warm Springs Dr	1868	\$ 220.00	2	2	12/5/2018	\$ 412,000.00	4791	0.11	340-291-011
Menifee	31268 Ensemble Dr	2097	\$ 181.00	4	2	12/5/2018	\$ 380,000.00	9147	0.21	360-571-001
Menifee	26319 Allentown Dr	1204	\$ 173.00	2	1.75	12/6/2018	\$ 209,000.00	7405	0.17	335-251-003
Menifee	31828 Haleblan Rd	3351	\$ 126.00	5	4	12/6/2018	\$ 425,000.00	6969	0.16	372-450-010
Menifee	28933 Morningside Ln	2369	\$ 166.00	4	3	12/6/2018	\$ 395,000.00	7405	0.17	372-463-012
Menifee	28655 Queensland Dr	3356	\$ 120.00	4	2.5	12/7/2018	\$ 405,000.00	7840	0.18	336-500-016
Menifee	26382 Bramble Wood Cir	3021	\$ 145.00	4	3	12/7/2018	\$ 439,500.00	5662	0.13	360-621-012
Menifee	29099 Silver Star Dr	2916	\$ 148.00	4	3	12/7/2018	\$ 432,500.00	6534	0.15	340-351-001
Menifee	28194 Blossomwood Ct	1632	\$ 180.00	3	2	12/11/2018	\$ 294,500.00	7405	0.17	372-024-008
Menifee	29229 Sparkling Dr	2228	\$ 219.00	2	2	12/11/2018	\$ 490,000.00	6098	0.14	340-210-044
Menifee	29153 Peridot Cir	1466	\$ 232.00	3	2	12/11/2018	\$ 341,000.00	6098	0.14	340-181-032
Menifee	26113 Crestone Dr	1393	\$ 188.00	2	1.75	12/11/2018	\$ 263,000.00	7405	0.17	335-262-019
Menifee	28951 Bradley Rd	1962	\$ 147.00	3	1.75	12/11/2018	\$ 289,000.00	8276	0.19	337-391-029
Menifee	29770 Coral Tree Ct	1206	\$ 239.00	3	1.75	12/12/2018	\$ 289,000.00	4792	0.11	340-073-010
Menifee	28830 Phoenix Way	2275	\$ 183.00	5	2.75	12/13/2018	\$ 418,000.00	7405	0.17	339-351-012
Menifee	25646 Dorval Ct	1413	\$ 237.00	3	2	12/13/2018	\$ 335,000.00	7405	0.17	339-302-007
Menifee	28171 Cider St	2731	\$ 155.00	5	3	12/13/2018	\$ 425,000.00	7840	0.18	329-370-022
Menifee	29140 Bridalveil Ln	2886	\$ 168.00	3	2.5	12/14/2018	\$ 485,000.00	7405	0.17	339-441-006
Menifee	33417 Mesolite Way	1243	\$ 275.00	3	2	12/14/2018	\$ 342,500.00	7405	0.17	388-373-023
Menifee	26606 Verdant Cir	1788	\$ 229.00	2	1.75	12/14/2018	\$ 409,500.00	5662	0.13	360-830-049
Menifee	26617 Verdant Cir	2344	\$ 174.00	2	2.5	12/14/2018	\$ 410,000.00	6098	0.14	360-830-005
Menifee	30447 Cherry Opal Ln	1788	\$ 227.00	2	1.75	12/14/2018	\$ 406,000.00	5227	0.12	360-830-018
Menifee	28595 Windridge Dr	2953	\$ 140.00	5	2.75	12/14/2018	\$ 415,000.00	7840	0.18	372-212-015

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Menifee	25804 Wilderness Way	2968	\$ 153.00	4	2.75	12/14/2018	\$ 455,000.00	10454	0.24	358-521-002
Menifee	26369 Twin Pines St	1869	\$ 200.00	3	2	12/17/2018	\$ 375,000.00	11325	0.26	360-551-004
Menifee	29777 Cool Meadow Dr	1724	\$ 229.00	4	2	12/17/2018	\$ 395,000.00	7405	0.17	339-392-008
Menifee	29518 Winding Brook Dr	2457	\$ 223.00	2	2.5	12/18/2018	\$ 550,000.00	6534	0.15	340-250-027
Menifee	29196 Gooseneck Trl	2445	\$ 149.00	3	2.75	12/18/2018	\$ 365,000.00	6098	0.14	364-240-017
Menifee	25276 Robinson Creek Ln	2152	\$ 190.00	4	2	12/18/2018	\$ 410,000.00	8276	0.19	339-382-011
Menifee	26932 Hanford St	1757	\$ 203.00	3	2	12/18/2018	\$ 357,000.00	6534	0.15	360-411-023
Menifee	27071 Crews Hill Dr	1367	\$ 204.00	2	2	12/18/2018	\$ 280,000.00	13939	0.32	336-101-015
Menifee	29799 Warm Sands Dr	2778	\$ 125.00	5	3	12/18/2018	\$ 350,000.00	4791	0.11	340-490-011
Menifee	28298 Inspiration Lake Dr	1510	\$ 215.00	3	1.75	12/18/2018	\$ 325,000.00	4792	0.11	364-062-009
Menifee	25272 Lone Acres Rd	2314	\$ 176.00	3	2.5	12/19/2018	\$ 409,500.00	7405	0.17	358-420-016
Menifee	29297 Riptide Dr	1662	\$ 207.00	3	2	12/20/2018	\$ 345,000.00	6969	0.16	333-480-001
Menifee	28616 Sunridge Ct	2134	\$ 177.00	2	2	12/20/2018	\$ 379,000.00	8712	0.2	372-420-039
Menifee	28690 Avenida Marbella	1334	\$ 269.00	3	2	12/21/2018	\$ 359,000.00	7840	0.18	364-093-001
Menifee	29605 Peacock Mountain Dr	2828	\$ 143.00	4	2.5	12/21/2018	\$ 405,000.00	4356	0.1	340-521-010
Menifee	28135 Long Meadow Dr	1297	\$ 252.00	1	1.75	12/21/2018	\$ 327,000.00	6534	0.15	340-270-012
Menifee	30439 Cherry Opal Ln	2210	\$ 179.00	2	1.75	12/21/2018	\$ 396,500.00	5227	0.12	360-830-019
Menifee	31418 Hallwood Ct	1632	\$ 216.00	3	2	12/21/2018	\$ 353,000.00	6970	0.16	372-033-011
Menifee	29020 Mesa Crest Way	3102	\$ 72.00	4	2.75	12/21/2018	\$ 225,000.00	8712	0.2	340-421-002
Menifee	28835 Broken Arrow Cir	1980	\$ 285.00	3	2.5	12/21/2018	\$ 566,000.00	43560	1	388-053-002
Menifee	27460 Connie Way	1318	\$ 211.00	3	1.75	12/24/2018	\$ 279,000.00	4356	0.1	335-451-004
Menifee	27076 Pinehurst Rd	1460	\$ 161.00	2	1.75	12/26/2018	\$ 236,500.00	7405	0.17	336-112-020
Menifee	27949 Crystal Spring Dr	1734	\$ 217.00	2	1.75	12/26/2018	\$ 378,000.00	5227	0.12	340-310-008
Menifee	29641 Barton Banks St	4036	\$ 116.00	4	3.5	12/27/2018	\$ 470,000.00	10018	0.23	372-331-002
Menifee	33440 Agate St	3393	\$ 114.00	5	2.5	12/27/2018	\$ 388,000.00	7405	0.17	388-300-013
Menifee	28380 Raintree Dr	2121	\$ 156.00	2	2	12/27/2018	\$ 332,000.00	6969	0.16	340-220-023
Menifee	29171 Gooseneck Trl	2180	\$ 169.00	3	2.5	12/27/2018	\$ 370,000.00	6534	0.15	364-240-077
Menifee	29052 Meandering Cir	2417	\$ 165.00	4	2	12/27/2018	\$ 400,000.00	7840	0.18	340-340-046
Menifee	24570 Ponderosa Ln	3114	\$ 192.00	4	2.5	12/27/2018	\$ 598,000.00	8276	0.19	358-562-015
Menifee	29806 Painted Desert Dr	1786	\$ 199.00	4	2.5	12/28/2018	\$ 356,500.00	5663	0.13	340-141-016



Menifee

Sales Comparables - December 2018

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Menifee	26641 Verdant Cir	2210	\$ 180.00	2	1.75	12/28/2018	\$ 399,000.00	5662	0.13	360-830-002
Menifee	29534 Greenbelt Cir	1920	\$ 191.00	3	2.5	12/28/2018	\$ 367,000.00	6534	0.15	333-550-050
Menifee	28853 Broken Arrow Cir	2321	\$ 313.00	4	2.5	12/28/2018	\$ 727,000.00	107157	2.46	388-053-008
Menifee	29315 Cinnamon Wood Way	2742	\$ 40.00	4	2	12/28/2018	\$ 110,000.00	7405	0.17	341-240-001
Menifee	27309 Prominence Rd	1224	\$ 223.00	3	1.75	12/28/2018	\$ 273,000.00	4356	0.1	335-464-027
Menifee	30936 Green Branch St	2810	\$ 137.00	3	2.5	12/28/2018	\$ 386,000.00	6969	0.16	360-451-038
Menifee	29396 Castlewood Dr	1698	\$ 216.00	3	2.5	12/28/2018	\$ 368,000.00	4791	0.11	340-540-001
Menifee	27090 Hemingway Ct	1409	\$ 234.00	3	2	12/31/2018	\$ 330,000.00	5227	0.12	360-092-048
Menifee	28836 Cloverdale Cir	3986	\$ 122.00	6	4.5	12/31/2018	\$ 490,000.00	7840	0.18	372-451-006
Menifee	27360 Embassy St	1393	\$ 161.00	3	1.75	12/31/2018	\$ 225,000.00	13504	0.31	335-323-027

Total Sales:	70
Average Sales Price:	\$381,907.14
Average Square Feet:	2197