

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Menifee	29853 Arroyo Dr					1/2/2024	\$730,000.00	12632	0.29	341-381-007
Menifee	29866 Arroyo Dr					1/2/2024	\$830,000.00	8712	0.2	341-390-002
Menifee	29134 Crestline Dr	1323	\$315.00	2	2	1/2/2024	\$418,000.00	7405	0.17	339-342-002
Menifee	27807 Paddleboat Ct	2255	\$267.00	4	3	1/2/2024	\$604,000.00	6969	0.16	333-700-061
Menifee	30271 Ramsay Dr	1713	\$332.00	3	2.25	1/2/2024	\$570,000.00	4791	0.11	360-980-007
Menifee	26390 Tanglewood Dr	1098	\$291.00	2	1.75	1/2/2024	\$320,000.00	7840	0.18	337-201-007
Menifee	25836 Warwick Rd	1206	\$323.00	2	1.75	1/2/2024	\$390,000.00	8712	0.2	339-062-020
Menifee	26915 Wildflower St	1559	\$364.00	3	2	1/2/2024	\$569,000.00	6098	0.14	360-480-025
Menifee	27791 Connie Way	1157	\$396.00	3	2	1/3/2024	\$459,000.00	4791	0.11	335-402-006
Menifee	27328 Prominence Rd	1002	\$354.00	2	1	1/3/2024	\$355,000.00	4356	0.1	335-463-025
Menifee	27562 Wendy St	2208	\$259.00	4	2.5	1/3/2024	\$573,500.00	4356	0.1	333-822-005
Menifee	31451 Westwind Ln	2497	\$232.00	3	2.5	1/3/2024	\$580,000.00	7405	0.17	372-401-005
Menifee	29792 Avenida De Cortez	1194	\$386.00	2	2	1/4/2024	\$462,000.00	7405	0.17	336-252-007
Menifee	30203 Napa St	1559	\$353.00	3	2	1/4/2024	\$551,000.00	5662	0.13	360-412-014
Menifee	29899 Palomino Dr					1/4/2024	\$818,500.00	10890	0.25	341-380-009
Menifee	28721 Amersfoot Way	1098	\$305.00	2	1.75	1/5/2024	\$335,000.00	6969	0.16	337-121-006
Menifee	25803 Balsam Fir Cir	2921	\$220.00	4	2.75	1/5/2024	\$645,000.00	8276	0.19	335-480-044
Menifee	29578 Crape Myrtle St	3254	\$221.00	5	3.5	1/5/2024	\$720,000.00	6608	0.15	340-661-021
Menifee	29887 Palomino Dr					1/5/2024	\$765,000.00	10890	0.25	341-380-008
Menifee	28723 Eickhoff Dr	2953	\$243.00	5	2.75	1/8/2024	\$720,000.00	10890	0.25	372-222-033
Menifee	29753 Fingerling Dr	2754	\$221.00	5	3	1/8/2024	\$610,000.00	6534	0.15	333-720-038
Menifee	27376 Big Bend Dr	1866	\$308.00			1/9/2024	\$575,000.00	5000	0.11	333-811-007
Menifee	29752 Northshore St	1814	\$305.00	2	2	1/9/2024	\$555,000.00	5662	0.13	340-510-012
Menifee	27965 River Shore Ct	3486	\$176.00	5	3.5	1/9/2024	\$615,000.00	7840	0.18	333-370-015
Menifee	28436 Tulita Ln	1379	\$637.00	3	2	1/9/2024	\$879,000.00	54450	1.25	388-042-004
Menifee	27108 Flagler St	1777	\$219.00	3	1.75	1/10/2024	\$390,000.00	10018	0.23	335-353-021
Menifee	29419 Obsidian Ct	1740	\$293.00	3	2	1/10/2024	\$510,000.00	7840	0.18	388-300-015
Menifee	30449 Pipkin Ct	2653	\$282.00	4	3.5	1/10/2024	\$750,000.00	6098	0.14	466-433-006
Menifee	27618 Trawler Ct	2544	\$244.00	4	2.5	1/10/2024	\$622,500.00	9147	0.21	333-751-016
Menifee	24963 Destry Dr	2831	\$227.00	5	2.75	1/11/2024	\$645,000.00	6534	0.15	341-260-010

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Menifee	29633 Far Shore Dr	1840	\$304.00	3	2	1/11/2024	\$560,000.00	6969	0.16	333-700-020
Menifee	28225 Murrieta Rd	1603	\$252.00	3	1.75	1/11/2024	\$405,000.00	10890	0.25	339-061-008
Menifee	28385 Northmoore Pl	2243	\$236.00	3	2.5	1/11/2024	\$530,000.00	7840	0.18	372-402-002
Menifee	29128 Parkhill Ct	2316	\$258.00	2	2	1/11/2024	\$599,000.00	6969	0.16	340-260-027
Menifee	29160 Prestwick Rd	992	\$282.00	2	1	1/11/2024	\$280,000.00	7405	0.17	338-086-010
Menifee	25337 Rocking Horse Ct	1428	\$367.00	3	2	1/11/2024	\$525,000.00	6098	0.14	358-541-004
Menifee	27697 White Marble Ct	2739	\$208.00	4	3	1/11/2024	\$570,000.00	8276	0.19	327-451-040
Menifee	26718 Calle Gregorio	1251	\$275.00	2	1.75	1/12/2024	\$345,000.00	4356	0.1	330-291-005
Menifee	29790 Carmague Ln	2650	\$278.00	4	3	1/12/2024	\$739,000.00	9147	0.21	372-581-009
Menifee	29431 Grechen Ln	528	\$606.00	1	1	1/12/2024	\$320,000.00	64033	1.47	327-110-009
Menifee	29383 Honneywood Dr	1500	\$336.00	2	1.75	1/12/2024	\$505,000.00	11761	0.27	340-310-052
Menifee	28169 Orangegrove Ave	1299	\$323.00	3	1.75	1/12/2024	\$420,000.00	4791	0.11	340-072-025
Menifee	26748 Par Dr	992	\$352.00	2	1	1/12/2024	\$350,000.00	7405	0.17	337-382-008
Menifee	27803 Via Santa Catarina	1572	\$353.00	3	2	1/12/2024	\$555,000.00	10454	0.24	331-510-005
Menifee	27780 Whittington Rd	3356	\$148.00	4	2.5	1/12/2024	\$500,000.00	7405	0.17	336-490-032
Menifee	27146 Calle Ayrton	1864	\$317.00	3	2	1/16/2024	\$591,000.00	10018	0.23	336-390-010
Menifee	27539 Concord Ln	1732	\$308.00	2	2	1/16/2024	\$535,000.00	7405	0.17	333-291-003
Menifee	29602 Cool Meadow Dr	3142	\$238.00	5	3	1/16/2024	\$750,000.00	7840	0.18	339-383-012
Menifee	29615 Painted Desert Dr	2680	\$235.00	5	2.75	1/16/2024	\$630,000.00	5662	0.13	340-151-016
Menifee	29911 Palomino Dr					1/16/2024	\$700,000.00	10890	0.25	341-380-010
Menifee	26539 Stix Dr	2543	\$255.00	4	2.25	1/16/2024	\$650,000.00	7431	0.17	331-572-003
Menifee	29281 Thornhill Dr	992	\$342.00	2	1	1/16/2024	\$340,000.00	7405	0.17	338-062-009
Menifee	29159 Woodbine Ln	3329	\$200.00	5	2.5	1/16/2024	\$667,000.00	7405	0.17	388-070-002
Menifee	29690 Carmel Rd	992	\$297.00	2	1	1/17/2024	\$295,000.00	6969	0.16	338-062-026
Menifee	29624 Castlewood Dr	2337	\$284.00	5	2.5	1/17/2024	\$665,000.00	6969	0.16	340-523-005
Menifee	28403 Champions Dr	1273	\$369.00	2	1.75	1/17/2024	\$471,000.00	5662	0.13	340-110-027
Menifee	28061 Lemonwood Dr	1299	\$286.00	3	1.75	1/17/2024	\$372,000.00	4791	0.11	340-062-020
Menifee	28398 W Worcester Rd	1518	\$222.00	3	1.75	1/17/2024	\$337,500.00	8712	0.2	339-101-020
Menifee	28333 Calle Lustrosos	1116	\$353.00	2	1.75	1/18/2024	\$395,000.00	3049	0.07	336-321-015
Menifee	30383 Canyon Trail Ct	3643	\$273.00	5	4.5	1/18/2024	\$998,000.00	22651	0.52	360-680-033

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Menifee	29293 El Presidio Ln	2425	\$237.00	4	2.5	1/18/2024	\$575,000.00	4356	0.1	340-550-018
Menifee	28553 Plantain St	2290	\$262.00	4	3	1/18/2024	\$600,000.00	8712	0.2	333-490-033
Menifee	24864 Prairie Trail Ct	2537	\$266.00	11	2	1/18/2024	\$675,000.00	7405	0.17	358-470-001
Menifee	27981 Red Dawn Dr	1139	\$395.00	3	1.75	1/18/2024	\$451,000.00	4791	0.11	333-264-022
Menifee	30633 Willow Village Dr	1472	\$349.00	3	2.5	1/18/2024	\$515,000.00	4791	0.11	364-146-023
Menifee	29681 Argyle Cir	2090	\$281.00	3	2	1/19/2024	\$588,000.00	6534	0.15	364-360-033
Menifee	29916 Bolivian Ct	3013	\$248.00	5	3.5	1/19/2024	\$750,000.00	7749	0.18	340-631-033
Menifee	27326 Del Monte Ln	977	\$336.00	2	1.75	1/19/2024	\$329,000.00	3484	0.08	336-230-020
Menifee	27603 Genevieve Dr	823	\$473.00	2	1	1/19/2024	\$390,000.00	3920	0.09	335-383-009
Menifee	29330 Morro Dr	2907	\$230.00	5	2.75	1/19/2024	\$670,000.00	5244	0.12	333-810-006
Menifee	26098 Shadywood St	1008	\$354.00	2	1.75	1/19/2024	\$357,000.00	3920	0.09	335-423-018
Menifee	29360 Sparkling Dr	2457	\$237.00	2	2.5	1/19/2024	\$584,000.00	6098	0.14	340-240-056
Menifee	29053 Mercury Cir	1941	\$308.00	3	2.5	1/22/2024	\$599,000.00	13503	0.31	340-161-023
Menifee	28932 Milky Way	1496	\$347.00	3	2	1/22/2024	\$520,000.00	7840	0.18	339-153-007
Menifee	30272 Tattersail Way	2579	\$248.00	3	2.5	1/22/2024	\$640,000.00	6098	0.14	364-230-031
Menifee	27215 Wentworth Dr	1098	\$309.00	2	2	1/22/2024	\$340,000.00	6969	0.16	336-062-002
Menifee	32105 Agripena Ln	2440	\$334.00	3	1.75	1/23/2024	\$815,000.00	83635	1.92	372-100-004
Menifee	28710 Carmel Rd	1404	\$252.00	2	1.75	1/23/2024	\$355,000.00	6534	0.15	337-223-011
Menifee	25849 Harzburg Rd	1522	\$371.00	4	2	1/23/2024	\$565,000.00	10454	0.24	339-311-009
Menifee	30480 Tolstoy Ct	1963	\$287.00	4	2.5	1/23/2024	\$565,000.00	6534	0.15	360-071-012
Menifee	29859 Maritime Way	3044	\$213.00	4	3.25	1/24/2024	\$650,000.00	8276	0.19	333-582-018
Menifee	26047 Sunnywood St	1199	\$291.00	2	1.75	1/24/2024	\$350,000.00	3920	0.09	335-412-023
Menifee	29617 Castlewood Dr	2085	\$261.00	5	2.5	1/25/2024	\$545,000.00	4791	0.11	340-522-009
Menifee	26490 Beachwood Rd	2009	\$303.00	3	1.75	1/26/2024	\$609,000.00	111078	2.55	384-040-018
Menifee	28132 Cannon Dr	1721	\$316.00	4	1.75	1/26/2024	\$544,000.00	7405	0.17	336-360-001
Menifee	27679 Sun City Blvd	1204	\$245.00	2	1.75	1/26/2024	\$295,000.00	7405	0.17	335-232-002
Menifee	27083 Comrade Cir	2040	\$21.00	4	1.75	1/29/2024	\$44,000.00	7840	0.18	333-841-002
Menifee	27230 Comwell St	1344	\$290.00	2	1.75	1/29/2024	\$390,000.00	8712	0.2	335-332-014
Menifee	27345 El Rancho Dr	1404	\$284.00	2	1.5	1/29/2024	\$399,000.00	6534	0.15	336-141-006
Menifee	27590 Ethan Allen Way	2209	\$253.00	4	2.5	1/29/2024	\$560,000.00	7405	0.17	333-293-009



# Menifee

## Sales Comparables - January 2024

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Menifee	27589 Beyer St	1609	\$329.00	3	2.25	1/30/2024	\$530,000.00	4356	0.1	333-823-010
Menifee	27922 Foxfire St	1442	\$260.00	2	1.75	1/30/2024	\$375,000.00	7405	0.17	335-351-015
Menifee	28174 Glenside Ct	1690	\$295.00	2	2	1/30/2024	\$500,000.00	7405	0.17	340-270-024
Menifee	29124 Sierra Gold Cir	2155	\$272.00	3	2.5	1/30/2024	\$587,000.00	8276	0.19	372-370-001
Menifee	29841 Arroyo Dr					1/31/2024	\$850,000.00	12632	0.29	341-381-008
Menifee	25820 Baltrustrol Dr	1514	\$235.00	2	1.75	1/31/2024	\$356,000.00	7840	0.18	339-122-018
Menifee	26731 W Berkey Ct	1404	\$281.00	2	1.75	1/31/2024	\$395,000.00	7840	0.18	337-343-006
Menifee	25881 Morgantown Way	1021	\$367.00	2	1	1/31/2024	\$375,000.00	7405	0.17	339-133-032
Menifee	29157 Prestwick Rd	1404	\$295.00	2	1.75	1/31/2024	\$415,000.00	7405	0.17	338-087-008

<b>Total Sales:</b>	99
<b>Average Sales Price:</b>	\$533,515.15
<b>Average Square Feet:</b>	1878