



## Helendale

Sales Comparables - January 2024

| City      | Address                 | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price  | Lot Sq Ft | Lot Ac | APN              |
|-----------|-------------------------|-------|----------------|-----|------|-----------|--------------|-----------|--------|------------------|
| Helendale | 14863 Blue Grass Dr     | 2049  | \$204.00       | 3   | 2    | 1/5/2024  | \$420,000.00 | 7200      | 0.17   | 0467-314-08-0000 |
| Helendale | 26766 Lakeview Dr       | 2099  | \$220.00       | 3   | 2    | 1/16/2024 | \$463,000.00 | 7920      | 0.18   | 0465-433-02-0000 |
| Helendale | 26491 Mainsail Ln       | 2575  | \$154.00       | 4   | 3    | 1/17/2024 | \$399,000.00 | 7910      | 0.18   | 0465-572-07-0000 |
| Helendale | 14174 Topmast Dr        | 1519  | \$164.00       | 3   | 2    | 1/17/2024 | \$250,000.00 | 8643      | 0.2    | 0465-572-04-0000 |
| Helendale | 27568 Silver Lakes Pkwy | 1386  | \$216.00       | 4   | 2    | 1/18/2024 | \$300,000.00 | 8125      | 0.19   | 0467-411-08-0000 |
| Helendale | 14174 Rivers Edge Rd    | 1400  | \$145.00       | 3   | 2    | 1/23/2024 | \$204,000.00 | 8125      | 0.19   | 0465-493-04-0000 |
| Helendale | 14806 Kent Ln           | 1982  | \$196.00       | 3   | 2    | 1/29/2024 | \$390,000.00 | 8125      | 0.19   | 0467-283-11-0000 |
| Helendale | 14328 Schooner Dr       | 1919  | \$205.00       | 3   | 2    | 1/30/2024 | \$395,000.00 | 9108      | 0.21   | 0465-602-22-0000 |
| Helendale | 28052 Fairacres Ln      | 2225  | \$177.00       | 4   | 2    | 1/31/2024 | \$394,000.00 | 8533      | 0.2    | 0467-352-11-0000 |
| Helendale | 14876 Tournament Dr     | 1898  | \$179.00       | 3   | 2    | 1/31/2024 | \$340,000.00 | 7640      | 0.18   | 0467-311-03-0000 |

|                             |              |
|-----------------------------|--------------|
| <b>Total Sales:</b>         | 10           |
| <b>Average Sales Price:</b> | \$355,500.00 |
| <b>Average Square Feet:</b> | 1905         |