Lawyers Title

Winchester

Sales Comparables - August 2022

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Winchester	31594 Poppy St	3037	$ 250.00	4	3	8/1/2022	$ 760,000.00	7405	0.17	963-311-006
Winchester	36047 Tarah Ct	2366	$ 268.00	3	2.5	8/1/2022	$ 635,000.00	5662	0.13	963-231-038
Winchester	31833 Sassafras St	1895	$ 289.00	3	1.75	8/2/2022	$ 549,000.00	6969	0.16	461-251-017
Winchester	29389 Wyatt Earp Way	2203	$ 279.00	4	2.5	8/2/2022	$ 615,000.00	10454	0.24	461-330-013
Winchester	31333 Paris Ct	1850	$ 245.00	4	2	8/3/2022	$ 454,000.00	7405	0.17	963-170-003
Winchester	36474 Erika Ct	2123	$ 315.00	4	2.5	8/5/2022	$ 670,000.00	12632	0.29	963-151-011
Winchester	31525 Hamburg Cir	1491	$ 362.00	3	2	8/5/2022	$ 540,000.00	7405	0.17	963-132-018
Winchester	32385 Duclair Rd	2563	$ 275.00	2	2	8/8/2022	$ 705,000.00	8712	0.2	964-220-017
Winchester	31419 Gironde Ct	1509	$ 364.00	3	2	8/9/2022	$ 550,000.00	7405	0.17	963-250-020
Winchester	35080 Painted Rock St	2560	$ 253.00	4	2.5	8/9/2022	$ 650,000.00	7405	0.17	476-110-013
Winchester	35632 Glacier Cir	2660	$ 238.00	4	3	8/10/2022	$ 635,000.00	8712	0.2	476-281-025
Winchester	35020 Allium Ln	2334	$ 261.00	4	2.5	8/11/2022	$ 610,000.00	7405	0.17	476-173-025
Winchester	31368 Van Ruysdael Ln	1703	$ 346.00	3	2	8/11/2022	$ 590,000.00	7405	0.17	480-355-013
Winchester	36211 Waterloo Ct	1723	$ 342.00	4	2	8/11/2022	$ 590,000.00	12196	0.28	963-170-019
Winchester	29301 Bronco Ct	2239	$ 250.00	4	2.75	8/12/2022	$ 560,000.00	6534	0.15	461-260-040
Winchester	32349 Blazing Star St	3277	$ 236.00	5	3.25	8/15/2022	$ 775,000.00	13068	0.3	476-232-008
Winchester	31343 Jan Steen Ct	1838	$ 340.00	4	2	8/17/2022	$ 625,000.00	10454	0.24	480-363-009
Winchester	31924 Via Santa Elena	3799	$ 210.00	5	5.25	8/17/2022	$ 800,000.00	7405	0.17	480-270-006
Winchester	31916 Corte San Pablo	3259	$ 202.00	4	3.75	8/18/2022	$ 660,000.00	10890	0.25	480-261-002
Winchester	34721 Myrtle Ct	3572	$ 218.00	4	4.25	8/18/2022	$ 780,000.00	8712	0.2	476-061-040
Winchester	36634 Sauterne St	1866	$ 308.00	4	2	8/18/2022	$ 575,000.00	7405	0.17	963-241-014
Winchester	32178 Duclair Rd	2731	$ 280.00	5	3	8/19/2022	$ 765,000.00	7405	0.17	964-211-001
Winchester	30790 Expedition Dr	2705	$ 271.00	4	3.25	8/19/2022	$ 735,000.00	8664	0.2	461-560-003
Winchester	31856 Granville Dr	1723	$ 320.00	4	2	8/19/2022	$ 552,000.00	7405	0.17	480-431-012
Winchester	30776 Expedition Dr	3015	$ 240.00	5	2.75	8/22/2022	$ 725,000.00	8237	0.19	461-560-002
Winchester	31327 Frans Hals Dr	1684	$ 332.00	4	2	8/22/2022	$ 560,000.00	8276	0.19	480-366-009
Winchester	32425 Perigord Rd	2731	$ 258.00	5	3	8/22/2022	$ 705,000.00	8712	0.2	964-233-004
Winchester	32565 Davis Rd	1372	$ 437.00	1	1	8/23/2022	$ 600,000.00	209959	4.82	466-230-068
Winchester	35812 Rhone Ln	2105	$ 285.00	4	1.75	8/23/2022	$ 600,000.00	7405	0.17	480-371-002
Winchester	30818 Expedition Dr	2428	$ 290.00	4	3	8/25/2022	$ 704,500.00	10375	0.24	461-560-005

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Winchester	36743 Fontaine St	2890	$ 249.00	3	3	8/25/2022	$ 720,000.00	7840	0.18	964-352-010
Winchester	33045 Marin Fields Rd	1779	$ 311.00	4	2	8/25/2022	$ 555,000.00	7405	0.17	476-452-002
Winchester	31611 Granville Dr	1684	$ 350.00	4	2	8/26/2022	$ 590,000.00	7405	0.17	480-411-003
Winchester	32422 Jardin Ct	2733	$ 267.00	3	3	8/26/2022	$ 730,000.00	8276	0.19	964-221-024
Winchester	32416 Giverny Ct	2890	$ 252.00	3	3	8/29/2022	$ 730,000.00	9147	0.21	964-221-036
Winchester	32361 Picasso Ct	3217	$ 198.00	5	3	8/29/2022	$ 640,000.00	12196	0.28	964-245-017
Winchester	29255 Redheart Ct	1868	$ 299.00	3	2.25	8/30/2022	$ 560,000.00	7405	0.17	461-260-025
Winchester	29099 Delores Ln	1750	$ 308.00	3	1.75	8/31/2022	$ 540,000.00	6534	0.15	461-231-015
Winchester	33014 Marin Fields Rd	1779	$ 340.00	4	2	8/31/2022	$ 606,500.00	7405	0.17	476-451-033

Total Sales:	**39**
Average Sales Price:	**$639,641.03**
Average Square Feet:	**2332**