



# Needles

Sales Comparables - August 2023

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Needles	933 Earl Ct	1008	\$ 197.00	2	2	8/2/2023	\$ 199,000.00	7500	0.17	0185-391-16-0000
Needles	207 Gilman St	1484	\$ 30.00	1	1	8/2/2023	\$ 45,000.00	6250	0.14	0186-234-13-0000
Needles	212 Gilman St	875	\$ 13.00	2	1	8/4/2023	\$ 12,000.00	6250	0.14	0186-235-06-0000
Needles	505 Palm Way	856	\$ 99.00	2	1	8/21/2023	\$ 85,000.00	3000	0.07	0186-155-17-0000
Needles	1921 Rio Vis	1411	\$ 99.00	3	1	8/28/2023	\$ 140,000.00	8580	0.2	0185-243-13-0000
Needles	306 Cibola St	858	\$ 163.00	2	1	8/28/2023	\$ 140,000.00	4775	0.11	0186-153-11-0000
Needles	1933 Rio Vis	1184	\$ 130.00	3	1	8/30/2023	\$ 155,000.00	11484	0.26	0185-243-10-0000

<b>Total Sales:</b>	7
<b>Average Sales Price:</b>	\$110,857.14
<b>Average Square Feet:</b>	1097

Deemed reliable but not guaranteed

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