



La Quinta

Sales Comparables - August 2025

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|-----------|--------------------------|-------|----------------|-----|------|-----------|-----------------|-----------|--------|-------------|
| La Quinta | 79801 Barcelona Dr | 2540 | \$ 305.00 | 5 | 2.75 | 8/1/2025 | \$ 775,000.00 | 12196 | 0.28 | 609-620-010 |
| La Quinta | 81314 Golden Barrel Way | 2460 | \$ 333.00 | 3 | 3.25 | 8/1/2025 | \$ 820,000.00 | 9147 | 0.21 | 764-400-047 |
| La Quinta | 56925 Mountain Vw | 2501 | \$ 479.00 | 2 | 2.25 | 8/1/2025 | \$ 1,200,000.00 | 8712 | 0.2 | 762-350-004 |
| La Quinta | 81952 Vida Bella Dr | 2693 | \$ 268.00 | 3 | 2.5 | 8/1/2025 | \$ 723,000.00 | 11761 | 0.27 | 764-470-025 |
| La Quinta | 79534 Dandelion Dr | 2510 | \$ 247.00 | 4 | 3 | 8/4/2025 | \$ 620,000.00 | 7405 | 0.17 | 604-453-015 |
| La Quinta | 78585 Descanso Ln | 3265 | \$ 612.00 | 4 | 4 | 8/4/2025 | \$ 2,000,000.00 | 13939 | 0.32 | 646-340-002 |
| La Quinta | 53124 Avenida Carranza | 1538 | \$ 347.00 | 3 | 2 | 8/5/2025 | \$ 535,000.00 | 4791 | 0.11 | 774-051-006 |
| La Quinta | 52162 Avenida Velasco | 1115 | \$ 353.00 | 3 | 1.75 | 8/5/2025 | \$ 394,500.00 | 7405 | 0.17 | 773-225-008 |
| La Quinta | 51200 Calle Paloma | 3060 | \$ 339.00 | 3 | 3.25 | 8/5/2025 | \$ 1,039,500.00 | 13503 | 0.31 | 770-143-004 |
| La Quinta | 43179 Corte Del Oro | 2436 | \$ 332.00 | 5 | 2.75 | 8/5/2025 | \$ 810,000.00 | 9147 | 0.21 | 609-610-056 |
| La Quinta | 81720 Macbeth St | 3503 | \$ 569.00 | 4 | 3.75 | 8/5/2025 | \$ 1,995,000.00 | 12632 | 0.29 | 780-140-057 |
| La Quinta | 81075 National Dr | 3980 | \$ 527.00 | 4 | 3.25 | 8/5/2025 | \$ 2,100,000.00 | 23958 | 0.55 | 780-220-003 |
| La Quinta | 80241 Platinum Way | 2009 | \$ 695.00 | 3 | 2.25 | 8/5/2025 | \$ 1,398,000.00 | 6969 | 0.16 | 775-400-015 |
| La Quinta | 47810 Silverberry St | 2100 | \$ 240.00 | 5 | 2.75 | 8/5/2025 | \$ 505,000.00 | 5662 | 0.13 | 600-330-023 |
| La Quinta | 53215 Avenida Alvarado | 1458 | \$ 301.00 | 3 | 2 | 8/6/2025 | \$ 440,000.00 | 4791 | 0.11 | 774-043-023 |
| La Quinta | 52460 Avenida Martinez | 1391 | \$ 351.00 | 3 | 2 | 8/6/2025 | \$ 489,000.00 | 4791 | 0.11 | 773-272-011 |
| La Quinta | 78045 Lost Elk Trl | 2390 | \$ 451.00 | 3 | 2.5 | 8/6/2025 | \$ 1,080,000.00 | 12632 | 0.29 | 623-520-007 |
| La Quinta | 79710 Mission Dr E | 2635 | \$ 531.00 | 3 | 3 | 8/6/2025 | \$ 1,400,000.00 | 14374 | 0.33 | 602-380-031 |
| La Quinta | 78870 Sonesta Way | 1606 | \$ 326.00 | 3 | 2 | 8/6/2025 | \$ 525,000.00 | 7405 | 0.17 | 604-151-021 |
| La Quinta | 52605 Avenida Alvarado | 1060 | \$ 424.00 | 2 | 1.75 | 8/7/2025 | \$ 450,000.00 | 5227 | 0.12 | 773-283-018 |
| La Quinta | 51191 Avenida Herrera | 1116 | \$ 323.00 | 3 | 1.75 | 8/7/2025 | \$ 361,000.00 | 5227 | 0.12 | 773-063-018 |
| La Quinta | 48245 Calle Florista | 1980 | \$ 373.00 | 3 | 2.5 | 8/8/2025 | \$ 739,500.00 | 5662 | 0.13 | 646-092-023 |
| La Quinta | 56378 Palms Dr | 2493 | \$ 360.00 | 3 | 3.25 | 8/8/2025 | \$ 899,000.00 | 8712 | 0.2 | 764-020-014 |
| La Quinta | 44375 Willow Cir | 1887 | \$ 310.00 | 4 | 1.75 | 8/8/2025 | \$ 585,000.00 | 10890 | 0.25 | 604-092-015 |
| La Quinta | 53345 Avenida Vallejo | 1688 | \$ 459.00 | 3 | 1 | 8/11/2025 | \$ 775,000.00 | 10018 | 0.23 | 774-082-025 |
| La Quinta | 53870 Avenida Vallejo | 1929 | \$ 347.00 | 3 | 1.75 | 8/11/2025 | \$ 670,000.00 | 5227 | 0.12 | 774-163-009 |
| La Quinta | 79365 Calle Vista Verde | 2204 | \$ 362.00 | 4 | 2.75 | 8/11/2025 | \$ 800,000.00 | 8276 | 0.19 | 604-392-047 |
| La Quinta | 45405 Deerbrook Cir | 1489 | \$ 369.00 | 3 | 2 | 8/11/2025 | \$ 550,000.00 | 7405 | 0.17 | 604-404-010 |
| La Quinta | 45450 Desert Fox Dr | 2173 | \$ 326.00 | 3 | 2.5 | 8/11/2025 | \$ 710,000.00 | 7405 | 0.17 | 604-241-004 |
| La Quinta | 56720 Jack Nicklaus Blvd | 2379 | \$ 559.00 | 3 | 2.75 | 8/11/2025 | \$ 1,330,000.00 | 8712 | 0.2 | 762-070-042 |



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| La Quinta | 79595 Marigold Ln | 1621 | \$ 354.00 | 3 | 1.75 | 8/11/2025 | \$ 575,000.00 | 7840 | 0.18 | 604-093-012 |
| La Quinta | 49530 Marne Ct | 2915 | \$ 296.00 | 4 | 3.25 | 8/11/2025 | \$ 863,000.00 | 8276 | 0.19 | 602-290-055 |
| La Quinta | 56588 Palms Dr | 2883 | \$ 416.00 | 3 | 2.5 | 8/11/2025 | \$ 1,200,000.00 | 8712 | 0.2 | 764-020-007 |
| La Quinta | 80758 Via Pessaro | 4940 | \$ 1,153.00 | 3 | 4.25 | 8/11/2025 | \$ 5,700,000.00 | 25700 | 0.59 | 777-160-041 |
| La Quinta | 53645 Avenida Mendoza | 1607 | \$ 360.00 | 3 | 2 | 8/12/2025 | \$ 580,000.00 | 5227 | 0.12 | 774-132-018 |
| La Quinta | 54640 Avenida Obregon | 1753 | \$ 385.00 | 3 | 2 | 8/12/2025 | \$ 675,000.00 | 5227 | 0.12 | 774-274-007 |
| La Quinta | 79455 Briarwood | 4709 | \$ 573.00 | 4 | 3 | 8/12/2025 | \$ 2,700,000.00 | 26571 | 0.61 | 776-020-013 |
| La Quinta | 54100 Avenida Obregon | 1616 | \$ 417.00 | 3 | 2 | 8/14/2025 | \$ 675,000.00 | 4791 | 0.11 | 774-204-005 |
| La Quinta | 49470 Avila Dr | 2306 | \$ 433.00 | 3 | 2.75 | 8/14/2025 | \$ 1,000,000.00 | 6969 | 0.16 | 646-270-020 |
| La Quinta | 50525 Grand Traverse Ave | 2055 | \$ 291.00 | 3 | 3 | 8/14/2025 | \$ 600,000.00 | 8712 | 0.2 | 770-320-064 |
| La Quinta | 51625 Avenida Herrera | 1272 | \$ 292.00 | 3 | 1.75 | 8/15/2025 | \$ 372,000.00 | 4791 | 0.11 | 773-132-017 |
| La Quinta | 55208 Big Spg | 3020 | \$ 463.00 | 3 | 3 | 8/15/2025 | \$ 1,400,000.00 | 12196 | 0.28 | 775-190-049 |
| La Quinta | 44950 Calle Santa Barbara | 2088 | \$ 282.00 | 3 | 1.75 | 8/15/2025 | \$ 589,000.00 | 8276 | 0.19 | 604-391-002 |
| La Quinta | 45315 Coldbrook Ln | 2008 | \$ 311.00 | 4 | 2 | 8/15/2025 | \$ 625,000.00 | 7405 | 0.17 | 604-403-003 |
| La Quinta | 78785 Sunbrook Ln | 2008 | \$ 308.00 | 4 | 2 | 8/15/2025 | \$ 620,000.00 | 9147 | 0.21 | 604-293-001 |
| La Quinta | 48800 Eisenhower Dr | | | | | 8/18/2025 | \$ 1,120,000.00 | 14374 | 0.33 | 658-310-040 |
| La Quinta | 54340 Avenida Alvarado | 1727 | \$ 280.00 | 3 | 2 | 8/20/2025 | \$ 485,000.00 | 4791 | 0.11 | 774-241-005 |
| La Quinta | 54145 Avenida Diaz | 1280 | \$ 372.00 | 3 | 1.75 | 8/20/2025 | \$ 476,500.00 | 4791 | 0.11 | 774-194-019 |
| La Quinta | 51905 Avenida Martinez | 1479 | \$ 317.00 | 3 | 2 | 8/20/2025 | \$ 470,000.00 | 4791 | 0.11 | 773-175-020 |
| La Quinta | 47875 Rosemary St | 1920 | \$ 289.00 | 4 | 3 | 8/20/2025 | \$ 555,000.00 | 7405 | 0.17 | 600-320-020 |
| La Quinta | 52540 Vino | 2778 | \$ 288.00 | 3 | 3.5 | 8/20/2025 | \$ 802,000.00 | 21344 | 0.49 | 779-470-012 |
| La Quinta | 51925 Avenida Vallejo | 1220 | \$ 440.00 | 3 | 2 | 8/21/2025 | \$ 538,000.00 | 4791 | 0.11 | 773-171-021 |
| La Quinta | 52505 Avenida Alvarado | 1717 | \$ 351.00 | 3 | 1.75 | 8/22/2025 | \$ 604,000.00 | 6534 | 0.15 | 773-283-013 |
| La Quinta | 51692 Marquessa Ln | 3381 | \$ 416.00 | 4 | 3.25 | 8/22/2025 | \$ 1,407,000.00 | 10454 | 0.24 | 777-480-028 |
| La Quinta | 56231 Platinum Way | 1924 | \$ 694.00 | 3 | 2.25 | 8/22/2025 | \$ 1,336,000.00 | 6534 | 0.15 | 775-400-006 |
| La Quinta | 52451 Avenida Obregon | 1364 | \$ 435.00 | 3 | 1.75 | 8/25/2025 | \$ 594,000.00 | 4791 | 0.11 | 773-254-022 |
| La Quinta | 78285 Desert Fall Way | 1287 | \$ 333.00 | 3 | 2 | 8/25/2025 | \$ 429,000.00 | 4791 | 0.11 | 770-031-034 |
| La Quinta | 54198 Shoal Crk | 3082 | \$ 431.00 | 3 | 3.5 | 8/25/2025 | \$ 1,330,000.00 | 10018 | 0.23 | 775-040-006 |
| La Quinta | 53603 Via Mallorca | 6320 | \$ 1,091.00 | 5 | 4.5 | 8/25/2025 | \$ 6,900,000.00 | 16552 | 0.38 | 777-390-013 |
| La Quinta | 53750 Avenida Obregon | 1997 | \$ 292.00 | 3 | 2 | 8/26/2025 | \$ 585,000.00 | 4791 | 0.11 | 774-155-001 |



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| La Quinta | 60380 Living Stone Dr | 1965 | \$ 279.00 | 3 | 2.75 | 8/26/2025 | \$ 550,000.00 | 6534 | 0.15 | 764-420-009 |
| La Quinta | 79040 Shadow Trl | 2700 | \$ 295.00 | 5 | 4 | 8/26/2025 | \$ 798,500.00 | 10454 | 0.24 | 600-400-021 |
| La Quinta | 81328 Victoria Ln | 2482 | \$ 313.00 | 3 | 3 | 8/26/2025 | \$ 777,000.00 | 10454 | 0.24 | 764-440-028 |
| La Quinta | 51714 Marquessa Ln | 3022 | \$ 388.00 | 3 | 2.5 | 8/27/2025 | \$ 1,175,000.00 | 9583 | 0.22 | 777-480-029 |
| La Quinta | 81943 Prism Dr | 2482 | \$ 328.00 | 3 | 3 | 8/27/2025 | \$ 815,000.00 | 13068 | 0.3 | 764-360-048 |
| La Quinta | 52345 Shining Star Ln | 2905 | \$ 275.00 | 3 | 3.25 | 8/27/2025 | \$ 800,000.00 | 9583 | 0.22 | 779-420-029 |
| La Quinta | 51864 Avenida Mendoza | 716 | \$ 553.00 | 1 | 1 | 8/28/2025 | \$ 396,500.00 | 4791 | 0.11 | 773-182-005 |
| La Quinta | 81850 Fiori Del Deserto Dr | 3001 | \$ 313.00 | 4 | 3 | 8/28/2025 | \$ 940,000.00 | 12632 | 0.29 | 764-470-010 |
| La Quinta | 78635 Villeta Dr | 1609 | \$ 428.00 | 3 | 2 | 8/28/2025 | \$ 690,000.00 | 8276 | 0.19 | 604-144-005 |
| La Quinta | 52105 Avenida Martinez | 1248 | \$ 276.00 | 3 | 1.75 | 8/29/2025 | \$ 345,000.00 | 5227 | 0.12 | 773-231-016 |
| La Quinta | 53020 Avenida Mendoza | 1551 | \$ 257.00 | 3 | 1.75 | 8/29/2025 | \$ 400,000.00 | 4791 | 0.11 | 774-063-001 |
| La Quinta | 77845 Calle Monterey | 1426 | \$ 265.00 | 3 | 1.75 | 8/29/2025 | \$ 378,000.00 | 4791 | 0.11 | 774-091-013 |
| La Quinta | 78710 Castle Pines Dr | 2349 | \$ 340.00 | 3 | 2.5 | 8/29/2025 | \$ 800,000.00 | 7405 | 0.17 | 770-080-007 |
| La Quinta | 44755 Via Rosa Trl | 2941 | \$ 297.00 | 5 | 2.75 | 8/29/2025 | \$ 875,000.00 | 8276 | 0.19 | 604-610-038 |

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|-----------------------------|--------------|
| Total Sales: | 74 |
| Average Sales Price: | \$976,540.54 |
| Average Square Feet: | 2250 |