

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Phelan	8465 Cedar Ct	3027	\$ 285.00	4	3	8/14/2026	\$ 865,000.00	180338	4.14	3038-471-26-0000
Phelan	8908 Wilson Ranch Rd	2023	\$ 257.00	4	2	8/7/2026	\$ 521,000.00	217800	5	3066-681-12-0000
Phelan	9770 Sunny Vista Rd	2055	\$ 267.00	3	2	8/21/2026	\$ 550,000.00	207781	4.77	3065-431-14-0000
Phelan	8630 Sheep Creek Rd	2440	\$ 184.00	2	2	8/20/2026	\$ 450,000.00	409028	9.39	3037-061-10-0000
Phelan	7471 White Fox Trl	1704	\$ 193.00	3	2	8/27/2026	\$ 330,000.00	90169	2.07	3065-111-13-0000
Phelan	8079 Mira Mar Rd	2727	\$ 256.00	4	3	8/6/2026	\$ 700,000.00	86771	1.992	3065-321-14-0000
Phelan	11380 Rochester Rd	2496	\$ 232.00	4	2	8/21/2026	\$ 580,000.00	98881	2.27	3070-121-13-0000
Phelan	8038 Begonia Rd	1624	\$ 258.00	2	2	8/25/2026	\$ 420,000.00	89733	2.06	3102-401-11-0000
Phelan	6320 Winter Park Ct	2417	\$ 215.00	4	2	8/17/2026	\$ 520,000.00	93218	2.14	3066-661-20-0000

Total Sales:	9
Average Sales Price:	\$548,444.44
Average Square Feet:	2279