



Jurupa Valley

Sales Comparables - December 2025

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Jurupa Valley	8346 Woodrose St	1586	\$ 415.00	3	2.25	12/2/2025	\$ 659,000.00	3920	0.09	163-411-036
Jurupa Valley	8157 Perada St	2514	\$ 326.00	5	2.5	12/4/2025	\$ 820,000.00	5662	0.13	163-430-001
Jurupa Valley	4737 Hot Creek Rd	2811	\$ 337.00	5	3.75	12/8/2025	\$ 950,000.00	7840	0.18	160-450-005
Jurupa Valley	4729 Magnum Way	3969	\$ 267.00	6	4.25	12/9/2025	\$ 1,062,500.00	7840	0.18	160-450-016
Jurupa Valley	8217 Perada St	1893	\$ 396.00	4	2.75	12/9/2025	\$ 750,000.00	5662	0.13	163-430-003
Jurupa Valley	6415 Etiwanda Ave	1404	\$ 438.00	2	1.5	12/11/2025	\$ 615,000.00	7840	0.18	157-102-025
Jurupa Valley	11913 Solitaire Ct	4693	\$ 225.00	4	2.5	12/11/2025	\$ 1,059,000.00	8276	0.19	152-361-022
Jurupa Valley	3050 Cabana St	1120	\$ 593.00	3	2	12/18/2025	\$ 665,000.00	7405	0.17	156-292-002
Jurupa Valley	11529 Geyser Dr	2361	\$ 294.00	4	2.25	12/23/2025	\$ 695,000.00	20908	0.48	160-112-030
Jurupa Valley	10457 50th St	1114	\$ 570.00	4	1	12/30/2025	\$ 635,000.00	13503	0.31	159-162-009
Jurupa Valley	5853 Aurora Ave	2861	\$ 322.00	6	3.25	12/31/2025	\$ 921,500.00	20037	0.46	160-183-022
Jurupa Valley	5470 Manline Dr	1396	\$ 576.00	3	1.75	12/31/2025	\$ 805,000.00	20908	0.48	160-100-002

Total Sales:	12
Average Sales Price:	\$803,083.33
Average Square Feet:	2310

Deemed reliable but not guaranteed

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