



Big Bear Lake

Sales Comparables - February 2026

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Big Bear Lake	450 Temple Ln	2322	\$383.00	3	2	2/2/2026	\$890,000.00	13500	0.31	0308-023-23-0000
Big Bear Lake	39050 Willow Landing Rd	1876	\$357.00	3	1	2/2/2026	\$670,000.00	5400	0.12	0306-132-10-0000
Big Bear Lake	43612 Shasta Rd	3486	\$451.00	3	3	2/5/2026	\$1,575,000.00	26950	0.62	0310-881-01-0000
Big Bear Lake	488 Starlight Cir	2977	\$362.00	4	3	2/5/2026	\$1,080,000.00	18000	0.41	0311-472-29-0000
Big Bear Lake	43555 Colusa Dr	1704	\$346.00	4	1	2/6/2026	\$590,000.00	9900	0.23	0310-672-25-0000
Big Bear Lake	42574 Gold Rush Dr	2732	\$347.00	4	2	2/6/2026	\$950,000.00	27970	0.64	0311-491-14-0000
Big Bear Lake	967 Knickerbocker Rd	427	\$679.00	1	1	2/6/2026	\$290,000.00	6950	0.16	0308-202-18-0000
Big Bear Lake	43806 Colusa Dr	1738	\$460.00	3	2	2/9/2026	\$800,000.00	9303	0.21	0310-683-01-0000
Big Bear Lake	42515 Alta Vista Ave	1280	\$332.00	3	2	2/10/2026	\$425,000.00	4160	0.1	2328-373-02-0000
Big Bear Lake	41602 Mcwhinney Ln	1260	\$357.00	3	3	2/10/2026	\$450,000.00	6500	0.15	0309-173-11-0000
Big Bear Lake	43213 Sand Canyon Rd	1408	\$318.00	3	2	2/12/2026	\$449,000.00	7800	0.18	0310-394-03-0000
Big Bear Lake	430 Piney Rd	1746	\$329.00	3	2	2/13/2026	\$575,000.00	9540	0.22	0307-101-38-0000
Big Bear Lake	828 Sky High Dr	6738	\$400.00	7	6	2/13/2026	\$2,700,000.00	13089	0.3	0308-101-36-0000
Big Bear Lake	716 Villa Grove Ave	1332	\$375.00	3	2	2/13/2026	\$500,000.00	9000	0.21	2350-062-09-0000
Big Bear Lake	38855 Big Bear Blvd	1612	\$369.00	2	1	2/17/2026	\$595,000.00	7000	0.16	0306-052-04-0000
Big Bear Lake	664 Butte Ave	552	\$974.00	1	1	2/17/2026	\$538,000.00	9900	0.23	2350-081-03-0000
Big Bear Lake	787 Ford Ln	768	\$963.00	2	2.5	2/17/2026	\$740,000.00	27965	0.64	0309-205-14-0000
Big Bear Lake	39343 Aurora Rd	2418	\$566.00	3	3	2/23/2026	\$1,370,000.00	14140	0.32	0306-114-09-0000
Big Bear Lake	43620 Bow Canyon Ln	1328	\$523.00	3	3	2/23/2026	\$695,000.00	7514	0.17	0310-531-28-0000
Big Bear Lake	387 Wren Dr	2442	\$290.00	3	3	2/23/2026	\$710,000.00	7095	0.16	0309-084-09-0000
Big Bear Lake	813 Eureka Dr	962	\$332.00	3	1	2/24/2026	\$320,000.00	28950	0.66	0309-182-11-0000
Big Bear Lake	42279 Castle Crag Rd	3007	\$392.00	4	4	2/25/2026	\$1,181,500.00	16000	0.37	0311-451-56-0000
Big Bear Lake	43778 Colusa Dr	3230	\$495.00	5	3	2/25/2026	\$1,600,000.00	10450	0.24	0310-683-03-0000
Big Bear Lake	42530 Pegasus Way	3065	\$407.00	4	3	2/25/2026	\$1,250,000.00	29000	0.67	0311-471-74-0000
Big Bear Lake	38992 Bayview Ln	2324	\$258.00	4	1	2/26/2026	\$600,000.00	4818	0.11	0306-074-13-0000
Big Bear Lake	39521 Lake Dr	2170	\$760.00	4	7	2/26/2026	\$1,650,000.00	8580	0.2	0307-021-06-0000
Big Bear Lake	561 Waynoka Ln	1050	\$428.00	2	2	2/27/2026	\$450,000.00	5000	0.11	0308-044-03-0000



Lawyers Title

Big Bear Lake

Sales Comparables - February 2026

Total Sales:	27
Average Sales Price:	\$875,685.19
Average Square Feet:	2072