



Joshua Tree

Sales Comparables - January 2026

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Joshua Tree	61751 Hilltop Dr	875	\$ 308.00	2	1	9/5/2025	\$ 270,000.00	7360	0.17	0603-291-05-0000
Joshua Tree	4758 Avenida La Mirada	1224	\$ 318.00	2	1	9/8/2025	\$ 390,000.00	19425	0.45	0600-192-16-0000
Joshua Tree	6640 Mount Shasta Ave	1202	\$ 556.00	3	3	9/8/2025	\$ 669,000.00	47044	1.08	0608-014-11-0000
Joshua Tree	7835 Elwood St	1787	\$ 335.00	3	2	9/9/2025	\$ 600,000.00	23300	0.53	0588-472-03-0000
Joshua Tree	61454 Adobe Dr	936	\$ 283.00	2	1	9/10/2025	\$ 265,000.00	19685	0.45	0602-192-25-0000
Joshua Tree	7217 Juniper Rd	2000	\$ 850.00	4	4	9/17/2025	\$ 1,700,000.00	40697	0.93	0602-021-12-0000
Joshua Tree	1920 Magical Ave	1180	\$ 38.00	2	1	9/22/2025	\$ 45,000.00	99316	2.28	0632-362-11-0000
Joshua Tree	61646 Adobe Dr	1215	\$ 316.00	2	2	9/23/2025	\$ 385,000.00	28000	0.64	0602-181-05-0000
Joshua Tree	4176 Avenida Del Sol	1016	\$ 334.00	2	1	9/23/2025	\$ 340,000.00	108900	2.5	0600-101-09-0000
Joshua Tree	4790 Avenida La Candela	1120	\$ 343.00	3	1	9/25/2025	\$ 385,000.00	19425	0.45	0600-172-18-0000
Joshua Tree	6836 Mount Shasta Ave	1228	\$ 293.00	3	2	9/25/2025	\$ 360,000.00	47044	1.08	0608-016-07-0000
Joshua Tree	3776 Sunburst St	960	\$ 703.00	1	1	9/25/2025	\$ 675,000.00	108900	2.5	0599-341-12-0000
Joshua Tree	6614 Sunset Rd	1144	\$ 346.00	2	1	9/25/2025	\$ 396,000.00	13167	0.3	0602-262-11-0000
Joshua Tree	63357 Uranium Rd	1772	\$ 239.00	3	2	9/25/2025	\$ 425,000.00	92172	2.116	0605-023-01-0000
Joshua Tree	61850 Alta Mura Dr	800	\$ 450.00	2	1	9/26/2025	\$ 360,000.00	18961	0.44	0603-023-08-0000
Joshua Tree	61527 El Cajon Dr	936	\$ 423.00	2	1	9/26/2025	\$ 396,000.00	8760	0.2	0602-205-07-0000
Joshua Tree	5121 Marigold Ln	744	\$ 155.00	1	1	9/26/2025	\$ 115,500.00	108900	2.5	0600-221-24-0000
Joshua Tree	4851 Avenida La Flora Desierta	864	\$ 405.00	2	1	9/29/2025	\$ 350,000.00	19425	0.45	0600-183-03-0000



Lawyers Title

Joshua Tree

Sales Comparables - January 2026

<i>Total Sales:</i>	18
<i>Average Sales Price:</i>	\$451,472.22
<i>Average Square Feet:</i>	1167