



Indio Condos

Sales Comparables - July 2023

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|-------|-----------------------|-------|----------------|-----|------|-----------|---------------|-----------|--------|-------------|
| Indio | 82567 Avenue 48 | 704 | \$ 299.00 | 2 | 1 | 7/31/2023 | \$ 211,000.00 | 722 | 0.02 | 614-252-004 |
| Indio | 44260 Monroe St | 720 | \$ 243.00 | 1 | 1 | 7/19/2023 | \$ 175,000.00 | 647 | 0.01 | 611-026-009 |
| Indio | 47395 Monroe St | 951 | \$ 262.00 | 2 | 1 | 7/27/2023 | \$ 250,000.00 | 955 | 0.02 | 616-162-033 |
| Indio | 48255 Monroe St | 998 | \$ 285.00 | 2 | 1 | 7/14/2023 | \$ 285,000.00 | 1039 | 0.02 | 616-211-023 |
| Indio | 82190 Odlum Dr | 1494 | \$ 251.00 | 2 | 1.75 | 7/12/2023 | \$ 375,000.00 | 2319 | 0.05 | 614-280-063 |
| Indio | 44357 Royal Lytham Dr | 1468 | \$ 299.00 | 2 | 1.75 | 7/17/2023 | \$ 440,000.00 | 4791 | 0.11 | 606-330-035 |

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|-----------------------------|--------------|
| Total Sales: | 6 |
| Average Sales Price: | \$289,333.33 |
| Average Square Feet: | 1056 |