



Indian Wells

Sales Comparables - July 2025

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Indian Wells	75680 Via Cortona	4299	\$ 607.00	4	3.75	7/3/2025	\$ 2,610,000.00	12632	0.29	634-350-024
Indian Wells	75568 Via Pisa	3622	\$ 828.00	4	3.75	7/8/2025	\$ 3,000,000.00	12632	0.29	634-480-023
Indian Wells	75940 Camino Cielo	2875	\$ 382.00	4	4.5	7/11/2025	\$ 1,100,000.00	9147	0.21	633-090-051
Indian Wells	74348 Desert Arroyo Trl	5534	\$ 730.00	4	3.75	7/15/2025	\$ 4,041,000.00	27878	0.64	658-360-017
Indian Wells	75201 Citadel Pl	2606	\$ 693.00	3	3.25	7/21/2025	\$ 1,807,500.00	10018	0.23	633-880-017
Indian Wells	76158 Via Montelena	2991	\$ 415.00	3	3.25	7/21/2025	\$ 1,243,500.00	9147	0.21	633-860-055
Indian Wells	74624 Palo Verde Dr	3299	\$ 968.00	3	2.75	7/22/2025	\$ 3,195,000.00	13068	0.3	625-470-052
Indian Wells	74578 Palo Verde Dr	5210	\$ 846.00	3	3	7/24/2025	\$ 4,410,000.00	15245	0.35	625-461-023
Indian Wells	74204 Desert Tenaja Trl	3524	\$ 957.00	3	3	7/29/2025	\$ 3,375,000.00	13939	0.32	658-061-006
Indian Wells	45758 Indian Wells Ln	1831	\$ 600.00	3	1.75	7/29/2025	\$ 1,100,000.00	6969	0.16	633-260-008
Indian Wells	76010 Fairway Dr	2851	\$ 454.00	3	3	7/30/2025	\$ 1,295,000.00	13068	0.3	633-211-001
Indian Wells	47625 Vintage Dr E	12507	\$ 352.00	4	6.25	7/30/2025	\$ 4,410,000.00	31798	0.73	623-430-005
Indian Wells	75654 Via Serena	2944	\$ 439.00	3	2.5	7/31/2025	\$ 1,294,963.00	13068	0.3	633-481-009

Total Sales:	13
Average Sales Price:	\$2,529,381.77
Average Square Feet:	4161

Deemed reliable but not guaranteed

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