



**Forest Falls**  
Sales Comparables - July 2025

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Forest Falls	41163 Pine Dr	664	\$ 542.00	2	1	7/1/2025	\$ 360,000.00	6370	0.15	0323-363-27-0000
Forest Falls	9366 Cedar Dr	1736	\$ 230.00	4	1	7/17/2025	\$ 400,000.00	6000	0.14	0323-351-20-0000
Forest Falls	41524 Alder Dr	1458	\$ 318.00	2	2	7/18/2025	\$ 465,000.00	42663	0.98	0323-422-38-0000

<b>Total Sales:</b>	3
<b>Average Sales Price:</b>	\$408,333.33
<b>Average Square Feet:</b>	1286

*Deemed reliable but not guaranteed*

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