



Pinon Hills

Sales Comparables - July 2025

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Pinon Hills	3149 Simson Rd	2476	\$ 212.00	3	3	7/1/2025	\$ 525,000.00	217800	5	3036-231-03-0000
Pinon Hills	8770 Sky Line Dr	1441	\$ 305.00	3	2	7/8/2025	\$ 440,000.00	54014	1.24	3036-171-11-0000
Pinon Hills	465 Solano Rd	2000	\$ 255.00	4	2	7/23/2025	\$ 510,000.00	181209	4.16	3068-171-20-0000
Pinon Hills	11671 Mountain Rd	1210	\$ 342.00	3	2	7/28/2025	\$ 415,000.00	87555	2.01	3068-061-23-0000
Pinon Hills	2038 Hollister Rd	2081	\$ 261.00	4	2	7/30/2025	\$ 545,000.00	120879	2.775	3067-501-15-0000

Total Sales:	5
Average Sales Price:	\$487,000.00
Average Square Feet:	1842