



# Running Springs

Sales Comparables - July 2025

| City            | Address                   | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price   | Lot Sq Ft | Lot Ac | APN              |
|-----------------|---------------------------|-------|----------------|-----|------|-----------|---------------|-----------|--------|------------------|
| Running Springs | 33042 Arrowbear Dr        | 880   | \$ 386.00      | 2   | 2    | 7/1/2025  | \$ 340,000.00 | 2800      | 0.06   | 0327-121-58-0000 |
| Running Springs | 2673 Soutar Dr            | 930   | \$ 387.00      | 2   | 1    | 7/1/2025  | \$ 360,000.00 | 7930      | 0.18   | 0295-228-17-0000 |
| Running Springs | 31438 Lightfoot Way       | 927   | \$ 258.00      | 2   | 2    | 7/2/2025  | \$ 240,000.00 | 6375      | 0.15   | 0295-285-11-0000 |
| Running Springs | 32930 Rim Of The World Dr | 620   | \$ 301.00      | 2   | 2    | 7/7/2025  | \$ 187,000.00 | 2880      | 0.07   | 0327-086-57-0000 |
| Running Springs | 2880 Loma Dr              | 1140  | \$ 298.00      | 2   | 1    | 7/15/2025 | \$ 340,000.00 | 8000      | 0.18   | 0295-172-02-0000 |
| Running Springs | 2410 Spring Oak Dr        | 1104  | \$ 199.00      | 2   | 1    | 7/15/2025 | \$ 220,500.00 | 7171      | 0.16   | 0328-224-24-0000 |
| Running Springs | 31375 Cedarwood Dr        | 1800  | \$ 200.00      | 4   | 2    | 7/17/2025 | \$ 360,000.00 | 7200      | 0.17   | 0328-324-07-0000 |
| Running Springs | 31523 Onacrest Dr         | 953   | \$ 55.00       | 2   | 1    | 7/17/2025 | \$ 53,000.00  | 7200      | 0.17   | 0328-343-10-0000 |
| Running Springs | 31303 Marcella Dr         | 1088  | \$ 355.00      | 2   | 2    | 7/18/2025 | \$ 387,000.00 | 7200      | 0.17   | 0295-283-32-0000 |
| Running Springs | 31462 Onacrest Dr         | 1608  | \$ 226.00      | 3   | 2    | 7/21/2025 | \$ 365,000.00 | 7200      | 0.17   | 0328-342-21-0000 |
| Running Springs | 31551 Wagon Wheel Dr      | 1189  | \$ 304.00      | 3   | 2    | 7/29/2025 | \$ 362,500.00 | 6400      | 0.15   | 0295-033-01-0000 |
| Running Springs | 31172 Outer Highway 18    | 1206  | \$ 376.00      | 3   | 2    | 7/30/2025 | \$ 453,500.00 | 6206      | 0.14   | 0328-303-05-0000 |
| Running Springs | 2435 Secret Dr            | 1152  | \$ 250.00      | 2   | 1    | 7/30/2025 | \$ 289,000.00 | 4747      | 0.11   | 0295-091-13-0000 |
| Running Springs | 1928 Wilderness Rd        | 1992  | \$ 195.00      | 4   | 2    | 7/31/2025 | \$ 390,000.00 | 11060     | 0.25   | 0328-311-05-0000 |

|                             |              |
|-----------------------------|--------------|
| <b>Total Sales:</b>         | 14           |
| <b>Average Sales Price:</b> | \$310,535.71 |
| <b>Average Square Feet:</b> | 1185         |

Deemed reliable but not guaranteed

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