

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Beaumont	38539 Divot Dr	1710	\$ 307.00	4	2	7/31/2026	\$ 525,000.00	5227	0.12	400-130-036
Beaumont	1776 Desert Almond Way	2127	\$ 230.00	2	2.5	7/6/2026	\$ 490,000.00	10018	0.23	400-210-036
Beaumont	1650 Ravenswood Rd	1615	\$ 311.00	3	2.5	7/13/2026	\$ 503,000.00	6534	0.15	404-090-012
Beaumont	738 Flower St	2838	\$ 197.00	5	3	7/31/2026	\$ 560,000.00	6534	0.15	400-482-033
Beaumont	902 E 11th St	2448	\$ 222.00	4	2	7/22/2026	\$ 545,000.00	9583	0.22	415-191-019
Beaumont	1270 Michigan Ave	834	\$ 239.00	1	1	7/24/2026	\$ 200,000.00	12632	0.29	415-100-031
Beaumont	35320 Aubrey Ln	2362	\$ 258.00	4	2.75	7/1/2026	\$ 610,000.00	5754	0.13	400-711-008
Beaumont	37575 Parkway Dr	3396	\$ 167.00	4	2.5	7/27/2026	\$ 570,000.00	6098	0.14	414-350-028
Beaumont	1638 Scottsdale Rd	1392	\$ 272.00	2	2	7/1/2026	\$ 380,000.00	5227	0.12	400-330-039
Beaumont	1532 Sky Vista Way	1472	\$ 264.00	2	1.75	7/27/2026	\$ 390,000.00	4303	0.1	408-420-020
Beaumont	37780 Gallery Ln	3078	\$ 188.00	4	2.75	7/7/2026	\$ 580,000.00	8276	0.19	400-110-024
Beaumont	1356 Quince St	3258	\$ 153.00	3	2.75	7/2/2026	\$ 500,000.00	7405	0.17	419-711-006
Beaumont	1568 Winding Sun Dr					7/17/2026	\$ 500,500.00	4103	0.09	408-490-012
Beaumont	1183 Palm Ave	1232	\$ 385.00	3	1.75	7/24/2026	\$ 475,000.00	10454	0.24	415-180-004
Beaumont	1677 Mesquite Vis	1755	\$ 295.00	4	2.5	7/6/2026	\$ 518,000.00	6098	0.14	404-120-028
Beaumont	1729 Scottsdale Rd	1392	\$ 278.00	2	2	7/22/2026	\$ 387,000.00	4791	0.11	400-270-003
Beaumont	1660 Spring Run Ln	1923	\$ 260.00	2	1.75	7/9/2026	\$ 500,000.00	5301	0.12	408-420-069
Beaumont	1294 Burgundy Rose Way	2493	\$ 243.00	3	2.5	7/27/2026	\$ 608,000.00	13503	0.31	419-670-008
Beaumont	22 Helen Ave	2909	\$ 190.00	4	2.5	7/31/2026	\$ 555,000.00	8712	0.2	419-622-016
Beaumont	1033 Shelby St	1454	\$ 343.00	4	2	7/13/2026	\$ 500,000.00	7405	0.17	415-070-069
Beaumont	659 Massachusetts Ave	1276	\$ 258.00	2	1.5	7/29/2026	\$ 330,000.00	10018	0.23	418-031-018
Beaumont	11679 Dalton Way	1741	\$ 295.00	3	2.25	7/2/2026	\$ 515,000.00	4791	0.11	400-780-016
Beaumont	14253 Capezzana Cir	1967	\$ 264.00	4	2.75	7/21/2026	\$ 520,000.00	9147	0.21	414-510-024
Beaumont	533 Heidi Cir	1326	\$ 376.00	3	2	7/7/2026	\$ 499,000.00	6098	0.14	404-181-002
Beaumont	1179 Sagamore Cir	1868	\$ 302.00	3	2	7/29/2026	\$ 565,000.00	6969	0.16	414-290-014
Beaumont	1685 Lakeside Ave	3111	\$ 199.00	4	2.75	7/16/2026	\$ 621,000.00	11761	0.27	400-450-013
Beaumont	1388 Melstone St	3356	\$ 213.00	4	3	7/29/2026	\$ 715,000.00	10829	0.25	408-290-017
Beaumont	1575 Winding Sun Dr					7/10/2026	\$ 420,000.00	4260	0.1	408-490-005
Beaumont	1732 Sarazen St	1687	\$ 253.00	2	2	7/14/2026	\$ 427,500.00	5662	0.13	400-260-004
Beaumont	1771 Vasili Ln	1004	\$ 459.00	2	1.75	7/20/2026	\$ 461,000.00	6098	0.14	404-020-003

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Beaumont	1615 Quail Summit Dr	1462	\$ 334.00	4	2	7/16/2026	\$ 489,000.00	6098	0.14	404-120-004
Beaumont	860 Hurstland Ave	1768	\$ 325.00	4	2	7/15/2026	\$ 575,000.00	11761	0.27	414-220-054
Beaumont	14239 Barolo Way	1564	\$ 310.00	3	1.75	7/2/2026	\$ 485,000.00	7840	0.18	414-510-007
Beaumont	35293 Funk Way	2239	\$ 276.00	4	2.25	7/17/2026	\$ 620,000.00	7814	0.18	400-690-031
Beaumont	1563 Quiet Crk	1556	\$ 249.00	2	1.75	7/2/2026	\$ 388,000.00	3920	0.09	428-130-060
Beaumont	743 Targa Ln	2400	\$ 218.00	4	2.75	7/1/2026	\$ 525,000.00	6969	0.16	428-041-036
Beaumont	384 Scarlett Runner	2318	\$ 237.00	3	2.5	7/10/2026	\$ 550,000.00	6098	0.14	428-450-032
Beaumont	737 Edgar Ave	1028	\$ 445.00	3	2	7/8/2026	\$ 458,000.00	9583	0.22	418-081-010
Beaumont	1626 Easton Ln	2186	\$ 266.00	2	1.75	7/28/2026	\$ 582,500.00	7758	0.18	408-460-051
Beaumont	38470 Amateur Way	3549	\$ 198.00	4	2.75	7/24/2026	\$ 705,000.00	9583	0.22	400-120-028
Beaumont	1682 Milford Way	1538	\$ 324.00	3	2	7/14/2026	\$ 499,000.00	5662	0.13	408-213-006
Beaumont	174 Potter Crk	2229	\$ 242.00	2	2	7/10/2026	\$ 540,000.00	5662	0.13	428-150-041
Beaumont	1550 Trinette Dr	1545	\$ 77.00	3	2.5	7/17/2026	\$ 119,000.00	6969	0.16	404-172-002
Beaumont	1584 Sirius Ct	2243	\$ 269.00	3	2.5	7/13/2026	\$ 605,000.00	10018	0.23	408-261-018
Beaumont	11430 Lyle Ln	3120	\$ 229.00	3	2.5	7/7/2026	\$ 715,000.00	10454	0.24	413-821-009
Beaumont	1101 Desert Fox Ct	1812	\$ 281.00	3	2.5	7/16/2026	\$ 510,000.00	6969	0.16	404-121-012
Beaumont	254 Box Springs Trl	1592	\$ 265.00	2	2	7/6/2026	\$ 423,000.00	4356	0.1	428-210-038
Beaumont	36247 Blue Hill Dr	3055	\$ 242.00	3	3	7/30/2026	\$ 740,000.00	12196	0.28	400-040-097
Beaumont	930 Avenal Way	1687	\$ 248.00	2	2	7/24/2026	\$ 420,000.00	6534	0.15	400-310-018
Beaumont	1622 Le Conte Dr	2255	\$ 271.00	4	3	7/31/2026	\$ 612,000.00	13939	0.32	408-180-026
Beaumont	35819 Anderson St	2778	\$ 209.00	4	3	7/27/2026	\$ 582,000.00	6098	0.14	413-551-012
Beaumont	278 Kings Cyn	1794	\$ 252.00	2	1.75	7/30/2026	\$ 452,500.00	6534	0.15	428-250-037
Beaumont	1066 Northview Dr	1687	\$ 245.00	2	2	7/20/2026	\$ 415,000.00	5227	0.12	400-340-021
Beaumont	1576 Timberline	2239	\$ 233.00	2	2	7/22/2026	\$ 522,000.00	6969	0.16	428-401-024
Beaumont	1746 Dalea Way	1687	\$ 251.00	2	2	7/20/2026	\$ 423,500.00	5227	0.12	400-200-007
Beaumont	1567 Winding Sun Dr					7/13/2026	\$ 493,000.00	4103	0.09	408-490-009
Beaumont	11550 Alana Ln	3090	\$ 222.00	5	2.75	7/6/2026	\$ 689,000.00	6965	0.16	400-701-001
Beaumont	35249 Stewart St	2508	\$ 246.00	4	2.5	7/6/2026	\$ 618,000.00	8712	0.2	413-871-026
Beaumont	1707 Tee Time Ave	2086	\$ 282.00	4	2.75	7/8/2026	\$ 590,000.00	8712	0.2	400-430-013
Beaumont	36683 Torrey Pines Dr	2705	\$ 37.00	4	2.5	7/16/2026	\$ 101,101.00	8276	0.19	400-070-084



Beaumont

Sales Comparables - July 2026

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Beaumont	511 Lois Ln	888	\$ 461.00	2	1	7/30/2026	\$ 410,000.00	6534	0.15	404-041-024
Beaumont	1338 Mistletoe Dr	1906	\$ 285.00	4	2	7/1/2026	\$ 545,000.00	6534	0.15	419-720-004
Beaumont	14223 Sonoma Ct	2520	\$ 265.00	4	2.75	7/28/2026	\$ 670,000.00	10890	0.25	414-390-033
Beaumont	1338 Barbetty Way	1847	\$ 281.00	3	2	7/1/2026	\$ 520,000.00	7405	0.17	419-721-027
Beaumont	1585 Sunswept Way	1763	\$ 248.00	2	1.75	7/31/2026	\$ 438,000.00	5488	0.13	408-450-038
Beaumont	457 Glacier Park	2200	\$ 249.00	2	2	7/10/2026	\$ 548,000.00	10454	0.24	428-330-030
Beaumont	1589 Chinook St	2852	\$ 241.00	4	3	7/29/2026	\$ 689,000.00	13503	0.31	408-160-043
Cherry Valley	9728 Mountain View Ave	2145	\$ 279.00	4	1.75	7/27/2026	\$ 600,000.00	41817	0.96	401-100-053
Cherry Valley	10715 Cherry Hills Dr	1621	\$ 215.00	2	1.75	7/14/2026	\$ 350,000.00	4356	0.1	402-401-013
Cherry Valley	9451 Hill Dr	1200	\$ 312.00	3	1.75	7/10/2026	\$ 375,000.00	43995	1.01	407-120-001
Cherry Valley	8800 Avenida Miravilla	5516	\$ 203.00	5	3	7/13/2026	\$ 1,122,000.00	59241	1.36	401-170-028
Cherry Valley	40286 Grand Ave	621	\$ 628.00	1	1	7/15/2026	\$ 390,000.00	8276	0.19	402-170-006
Cherry Valley	40968 Cypress Point Dr	1606	\$ 194.00	2	1.75	7/16/2026	\$ 312,666.00	6969	0.16	402-412-026
Cherry Valley	10265 Nancy Ave	2355	\$ 276.00	5	2.5	7/31/2026	\$ 650,000.00	61855	1.42	405-160-004
Cherry Valley	40793 Caballero Dr	1441	\$ 246.00	2	1.75	7/28/2026	\$ 355,000.00	4356	0.1	402-391-012



Beaumont
Sales Comparables - July 2026

Total Sales:	75
Average Sales Price:	\$511,883.56
Average Square Feet:	2073