



Indian Wells

Sales Comparables - June 2023

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Indian Wells	74582 Palo Verde Dr	4336	\$ 910.00	3	3	6/1/2023	\$ 3,950,000.00	15681	0.36	625-461-024
Indian Wells	74185 Desert Rose Ln	6108	\$ 859.00	4	4.75	6/7/2023	\$ 5,250,000.00	22215	0.51	625-520-002
Indian Wells	46340 Manitou Dr	2597	\$ 547.00	4	2	6/9/2023	\$ 1,421,000.00	10454	0.24	623-302-003
Indian Wells	45570 Pawnee Cir	3640	\$ 322.00	3	3	6/14/2023	\$ 1,175,000.00	12196	0.28	633-192-013
Indian Wells	76913 Tomahawk Run	2528	\$ 496.00	3	3	6/15/2023	\$ 1,254,000.00	9583	0.22	633-740-032
Indian Wells	75300 Hidden Cv	7258	\$ 730.00	4	5.75	6/19/2023	\$ 5,300,000.00	51836	1.19	623-440-004
Indian Wells	44415 Mesquite Dr	2029	\$ 394.00	3	2	6/21/2023	\$ 800,000.00	7840	0.18	625-050-045
Indian Wells	43139 Via Lucca	4916	\$ 844.00	4	3.75	6/21/2023	\$ 4,153,000.00	15245	0.35	634-310-008
Indian Wells	45405 Crow Cir	2102	\$ 418.00	2	2.5	6/22/2023	\$ 880,000.00	12196	0.28	633-502-009
Indian Wells	77251 Tribeca St	3172	\$ 378.00	4	4.25	6/23/2023	\$ 1,200,000.00	11761	0.27	633-780-004
Indian Wells	75755 Calle Tranquilidad	3110	\$ 353.00	3	2.75	6/27/2023	\$ 1,100,000.00	13503	0.31	633-484-006
Indian Wells	74160 Desert Tenaja Trl	3678	\$ 807.00	4	3.75	6/30/2023	\$ 2,970,000.00	14810	0.34	658-061-004
Indian Wells	76131 Fairway Dr	3535	\$ 792.00	4	2.75	6/30/2023	\$ 2,800,000.00	37461	0.86	633-214-031
Indian Wells	76056 Via Chianti	3300	\$ 636.00	4	3.75	6/30/2023	\$ 2,100,000.00	11325	0.26	634-310-040

Total Sales:	14
Average Sales Price:	\$2,453,785.71
Average Square Feet:	3736