

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	34318 Kensington St	2404	\$266.00	4	2.5	3/1/2023	\$640,000.00	6098	0.14	472-241-009
Murrieta	38097 Amador Ln	2648	\$226.00	4	2.5	3/1/2023	\$600,500.00	5227	0.12	964-391-005
Murrieta	37421 Cole Creek Ct	1858	\$304.00	3	2.5	3/1/2023	\$565,000.00	4791	0.11	904-372-037
Murrieta	21121 Via Los Laureles	3154	\$483.00	3	4	3/1/2023	\$1,525,000.00	217800	5	930-170-018
Murrieta	23388 Blue Gardenia Ln	3595	\$194.00	4	2.75	3/1/2023	\$700,000.00	8712	0.2	906-481-036
Murrieta	39746 Naples Dr	2010	\$268.00	3	3	3/1/2023	\$540,000.00	5662	0.13	912-261-001
Murrieta	40214 Via Calidad	1489	\$355.00	2	1.75	3/1/2023	\$530,000.00	4356	0.1	947-571-003
Murrieta	26945 Contignac Dr	1935	\$297.00	4	2.5	3/1/2023	\$575,000.00	8276	0.19	947-143-013
Murrieta	26101 Manzanita St	2591	\$260.00	4	2	3/1/2023	\$675,000.00	9583	0.22	916-251-002
Murrieta	40455 Via Tapadero	1912	\$308.00	3	2.5	3/2/2023	\$590,000.00	5662	0.13	947-520-070
Murrieta	30527 Muir Ct	2618	\$248.00	4	2.5	3/2/2023	\$650,000.00	7840	0.18	957-460-026
Murrieta	24062 Manresa Ct	1591	\$364.00	3	2.5	3/3/2023	\$580,000.00	5227	0.12	947-172-049
Murrieta	34794 Carina Pl	2861	\$237.00	5	2.75	3/3/2023	\$680,000.00	6534	0.15	384-420-017
Murrieta	36272 Redbud Ln	2721	\$237.00	3	4.25	3/3/2023	\$647,500.00	7405	0.17	900-080-006
Murrieta	24701 New Haven Dr	1577	\$361.00	3	2.5	3/3/2023	\$570,000.00	5662	0.13	948-123-011
Murrieta	40402 Clybourne Cir	1789	\$310.00	4	3	3/3/2023	\$555,000.00	6969	0.16	947-544-034
Murrieta	39929 Notting Hill Rd	1722	\$336.00	4	2	3/3/2023	\$580,000.00	5662	0.13	912-311-015
Murrieta	23107 Joaquin Ridge Dr	1682	\$344.00	3	2	3/6/2023	\$580,000.00	6098	0.14	904-363-014
Murrieta	23560 Kettle Rd	2052	\$287.00	4	2.5	3/6/2023	\$590,000.00	6969	0.16	947-292-016
Murrieta	34178 Shasta St	2681	\$245.00	3	2.5	3/6/2023	\$658,000.00	6019	0.14	480-970-009
Murrieta	40228 Banyan St	2876	\$241.00	5	3	3/6/2023	\$695,000.00	8712	0.2	916-193-008
Murrieta	24831 Oxley Ct	1997	\$307.00	4	2.5	3/6/2023	\$615,000.00	7840	0.18	949-153-027
Murrieta	29823 Ascella Ln	1485	\$134.00	3	2.5	3/6/2023	\$200,000.00	3484	0.08	900-520-003
Murrieta	25512 Blackwood Rd	2162	\$291.00	4	2.5	3/6/2023	\$630,000.00	6969	0.16	912-202-008
Murrieta	30247 Mahogany St	4069	\$192.00	4	3.5	3/6/2023	\$783,000.00	7405	0.17	480-701-002
Murrieta	37855 Via Majorca	3842	\$377.00	4	3.5	3/6/2023	\$1,450,000.00	217800	5	928-260-003
Murrieta	40716 Symphony Park Ln	1772	\$352.00	4	2	3/6/2023	\$625,000.00	10454	0.24	949-464-004
Murrieta	38929 Burton Creek Ln	1512	\$413.00	3	2.5	3/6/2023	\$625,000.00	4791	0.11	957-472-034
Murrieta	37239 Ascella Ln	1800	\$302.00	3	2.5	3/6/2023	\$544,000.00	3484	0.08	900-520-074
Murrieta	29709 Hubble Way	3446	\$198.00	4	3.5	3/6/2023	\$685,000.00	7840	0.18	900-431-031

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	26692 Peachwood Dr	3067	\$227.00	5	2.75	3/7/2023	\$699,000.00	5227	0.12	916-303-007
Murrieta	39904 Snow Gum Ln	1520	\$371.00	4	1.75	3/7/2023	\$565,000.00	7405	0.17	948-102-006
Murrieta	24011 Hollingsworth Dr	3119	\$272.00	3	3.5	3/7/2023	\$849,000.00	14810	0.34	392-130-013
Murrieta	39988 Quigley Rd	1970	\$299.00	6	2.75	3/7/2023	\$590,000.00	5227	0.12	948-141-004
Murrieta	23479 Saratoga Springs Pl	3274	\$137.00	1	3	3/8/2023	\$450,000.00	7405	0.17	947-821-017
Murrieta	41685 Elk Run Dr	2722	\$232.00	3	2.5	3/8/2023	\$632,500.00	7840	0.18	906-292-040
Murrieta	29153 Goldenstar Way	2648	\$254.00	4	2.5	3/8/2023	\$675,000.00	7840	0.18	388-351-028
Murrieta	23916 Corte Emerado	1668	\$239.00	2	1.75	3/9/2023	\$400,000.00	4791	0.11	947-520-021
Murrieta	23596 Morning Glory Dr	2778	\$227.00	5	2.75	3/9/2023	\$632,000.00	8712	0.2	949-612-030
Murrieta	35759 Hastings Ln	3632	\$216.00	5	3	3/9/2023	\$787,000.00	16988	0.39	392-022-005
Murrieta	37811 Kingbird Pl	3253	\$265.00	3	2.5	3/9/2023	\$865,000.00	10454	0.24	908-461-016
Murrieta	30650 Fox Sedge Way	2129	\$291.00	4	2	3/9/2023	\$620,000.00	6098	0.14	480-510-005
Murrieta	37774 Spyglass Cir	1245	\$417.00	3	2.5	3/9/2023	\$520,000.00	7840	0.18	908-141-017
Murrieta	24010 Ristras Ln	2415	\$249.00	4	2	3/9/2023	\$601,500.00	7405	0.17	949-251-002
Murrieta	40194 N End Rd	3023	\$258.00	4	2.5	3/9/2023	\$780,000.00	7405	0.17	916-142-003
Murrieta	24516 Camino Mirabella	2102	\$313.00	3	2.5	3/10/2023	\$660,000.00	6534	0.15	948-033-010
Murrieta	29674 Saint Andrews Ct	1012	\$474.00	3	2	3/10/2023	\$480,000.00	4791	0.11	908-161-032
Murrieta	22016 Woodward Way	3057	\$490.00	4	2.75	3/10/2023	\$1,500,000.00	226511	5.2	904-560-095
Murrieta	38059 Bella Rosa Dr	2831	\$246.00	4	3.5	3/10/2023	\$699,000.00	5227	0.12	964-533-021
Murrieta	23384 Camellia Ln	3070	\$244.00	5	3	3/10/2023	\$750,000.00	11761	0.27	906-490-014
Murrieta	36145 Coffee Tree Pl	2224	\$282.00	3	2.5	3/10/2023	\$629,000.00	7840	0.18	900-132-007
Murrieta	38126 Talavera Ct	1752	\$325.00	3	2.5	3/10/2023	\$570,000.00	4356	0.1	964-430-026
Murrieta	30102 Iron Horse Dr	1973	\$323.00	3	2	3/10/2023	\$639,000.00	5662	0.13	920-313-027
Murrieta	41341 Silver Maple St	1986	\$319.00	3	2.5	3/10/2023	\$634,000.00	5662	0.13	949-710-023
Murrieta	23527 Gingerbread Dr	2567	\$292.00	4	2.75	3/10/2023	\$750,000.00	7840	0.18	947-312-030
Murrieta	26301 Isabella Pl	3258	\$211.00	4	3	3/13/2023	\$690,000.00	7405	0.17	916-610-009
Murrieta	25172 Via Las Lomas	1640	\$432.00	3	2	3/13/2023	\$710,000.00	6969	0.16	948-342-013
Murrieta	37956 Sweet Magnolia Way	3732	\$190.00	4	3.75	3/13/2023	\$710,000.00	6098	0.14	908-152-004
Murrieta	38068 Silver Fox Ct	5043	\$317.00	3	4	3/13/2023	\$1,600,000.00	19166	0.44	904-280-009
Murrieta	27213 Tree Rose Ave	3863	\$240.00	4	4.25	3/14/2023	\$930,000.00	13068	0.3	392-170-052

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	23794 Via Compadres	2086	\$273.00	3	2.5	3/14/2023	\$570,000.00	5227	0.12	947-700-052
Murrieta	40147 Grenache Ct	2487	\$255.00	4	3	3/14/2023	\$635,000.00	7405	0.17	916-192-005
Murrieta	40038 Corte Fortuna	1764	\$297.00	3	2	3/15/2023	\$525,000.00	5662	0.13	947-610-039
Murrieta	24118 Bearskin Cir	2447	\$265.00	4	2.75	3/15/2023	\$650,000.00	7840	0.18	906-292-056
Murrieta	39595 Freemark Abbey	2773	\$228.00	3	2.75	3/15/2023	\$635,000.00	6534	0.15	920-243-044
Murrieta	23919 Corte Emerado	1901	\$286.00	2	2.25	3/15/2023	\$545,000.00	4791	0.11	947-520-011
Murrieta	38110 Camarada Ln	3258	\$224.00	4	3	3/15/2023	\$730,000.00	6534	0.15	964-392-018
Murrieta	28457 Desert Varnish Way	2212	\$280.00	3	2.5	3/16/2023	\$620,000.00	6969	0.16	384-341-013
Murrieta	25200 New Clay St	2864	\$384.00	4	2.5	3/16/2023	\$1,100,000.00	39639	0.91	909-080-056
Murrieta	40332 Via Siena	1330	\$375.00	2	1.75	3/16/2023	\$499,000.00	4791	0.11	947-262-052
Murrieta	35190 Goldthread Ln	2384	\$272.00	4	2	3/16/2023	\$650,000.00	7840	0.18	480-602-002
Murrieta	24942 Tyler Pl	3577	\$380.00	3	3.25	3/16/2023	\$1,360,000.00	36590	0.84	906-340-018
Murrieta	34549 Quarry Ct	2607	\$266.00	3	3	3/16/2023	\$695,000.00	10454	0.24	480-732-007
Murrieta	39689 Candy Apple Way	2052	\$297.00	4	2.5	3/16/2023	\$610,000.00	7405	0.17	947-324-015
Murrieta	41142 Denian Ct	2290	\$285.00	4	3	3/16/2023	\$653,000.00	7840	0.18	949-284-006
Murrieta	24260 Bay Laurel Ave	1986	\$323.00	3	2.5	3/16/2023	\$642,500.00	4791	0.11	949-720-024
Murrieta	27665 Hackberry St	2582	\$259.00	3	4.25	3/17/2023	\$670,000.00	6969	0.16	900-090-023
Murrieta	24380 Chaps Cir	2182	\$327.00	4	2.5	3/17/2023	\$715,500.00	7405	0.17	906-322-006
Murrieta		3163	\$632.00	3	3	3/17/2023	\$2,000,000.00	110206	2.53	901-040-039
Murrieta	26895 Fayence Dr	1935	\$297.00	4	2.5	3/17/2023	\$575,000.00	8712	0.2	947-133-020
Murrieta	25203 Via Pera	2538	\$256.00	5	3	3/17/2023	\$650,000.00	6534	0.15	948-293-002
Murrieta	29212 Dentaria Way	3771	\$228.00	4	3.5	3/17/2023	\$860,000.00	9147	0.21	388-340-018
Murrieta	34825 Southwood Ave	2775	\$162.00	5	2.75	3/17/2023	\$450,000.00	6969	0.16	384-340-002
Murrieta	41964 Cameryn Ct	2721	\$287.00	5	2.5	3/20/2023	\$783,000.00	10454	0.24	906-432-025
Murrieta	40215 Via Tonada	2010	\$273.00	3	1.75	3/20/2023	\$550,000.00	4356	0.1	947-432-075
Murrieta	33640 Nandina Ln	1972	\$319.00	3	2	3/20/2023	\$630,000.00	9583	0.22	388-180-055
Murrieta	22317 Bear Creek Dr S	5993	\$296.00	5	4.25	3/20/2023	\$1,775,000.00	20473	0.47	904-250-016
Murrieta	26718 Silver Oaks Dr	2100	\$280.00	5	2.5	3/21/2023	\$590,000.00	5662	0.13	913-261-009
Murrieta	26360 Palisades Dr	2671	\$231.00	7	4	3/21/2023	\$619,000.00	6098	0.14	913-390-019
Murrieta	36701 Oak Meadows Pl	2851	\$243.00	4	2.75	3/21/2023	\$695,000.00	9583	0.22	900-170-006

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	24789 1st Ave	914	\$568.00	3	1.75	3/21/2023	\$520,000.00	6969	0.16	906-154-011
Murrieta	23930 Corte Cajan	1585	\$347.00	2	1.75	3/21/2023	\$550,000.00	6098	0.14	947-581-012
Murrieta	40561 Via Amapola	1437	\$347.00	2	2	3/22/2023	\$500,000.00	4791	0.11	947-250-019
Murrieta	39660 Salinas Dr	2316	\$280.00	4	2.5	3/22/2023	\$650,000.00	8712	0.2	957-101-006
Murrieta	22893 Lindrick Ct	3083	\$350.00	2	3.5	3/22/2023	\$1,080,000.00	12196	0.28	904-670-025
Murrieta	26268 Isabella Pl	3258	\$157.00	4	3	3/22/2023	\$513,500.00	6534	0.15	916-610-002
Murrieta	30581 Carousel Ln	1757	\$327.00	3	2	3/22/2023	\$575,000.00	7405	0.17	957-502-007
Murrieta	23882 Constantine Dr	2626	\$239.00	5	2.75	3/24/2023	\$629,000.00	6969	0.16	949-314-003
Murrieta	37721 Rushing Wind Ct	2221	\$285.00	4	2	3/24/2023	\$635,000.00	7840	0.18	908-052-001
Murrieta	40744 Corte Albara	2086	\$290.00	3	2.5	3/24/2023	\$605,000.00	6969	0.16	947-640-034
Murrieta	40518 Skypark Ln	2987	\$184.00	3	3	3/24/2023	\$550,000.00	70567	1.62	949-170-015
Murrieta	40296 Via Aguadulce	907	\$490.00	2	1	3/24/2023	\$445,000.00	3920	0.09	947-511-074
Murrieta	40148 Corte Lorca	1617	\$352.00	2	2	3/24/2023	\$570,000.00	4791	0.11	947-410-068
Murrieta	40311 Via Ambiente	1263	\$397.00	3	1.75	3/27/2023	\$502,000.00	4356	0.1	947-513-011
Murrieta	40036 Via Graziana	2100	\$266.00	3	1.75	3/27/2023	\$560,000.00	6098	0.14	947-861-016
Murrieta	25221 Corte Sur	2716	\$283.00	4	3	3/27/2023	\$769,000.00	10018	0.23	948-304-018
Murrieta	22869 Lindrick Ct	4087	\$293.00	3	2.5	3/27/2023	\$1,200,000.00	13068	0.3	904-670-029
Murrieta	29924 Peach Tree Ct	4340	\$187.00	5	3.75	3/27/2023	\$815,000.00	10454	0.24	908-152-016
Murrieta	24053 Verdun Ln	1847	\$329.00	4	3	3/27/2023	\$608,000.00	7840	0.18	949-271-006
Murrieta	29374 Masters Dr	2484	\$269.00	3	2.75	3/27/2023	\$670,000.00	6534	0.15	908-340-022
Murrieta	39579 Corte Gata	3153	\$210.00	5	3	3/28/2023	\$665,000.00	8712	0.2	948-060-039
Murrieta	37307 Fallsgrrove Ave	2608	\$259.00	3	2.5	3/28/2023	\$676,500.00	7840	0.18	900-310-026
Murrieta	40343 Hannah Way	3808	\$196.00	4	4	3/28/2023	\$749,000.00	6098	0.14	916-610-036
Murrieta	29253 Via Espada	1975	\$291.00	3	2	3/28/2023	\$575,000.00	9583	0.22	908-080-014
Murrieta	30021 Korbel Cir	2289	\$283.00	3	2	3/29/2023	\$650,000.00	6098	0.14	920-231-002
Murrieta	29129 Goldenstar Way	2916	\$212.00	4	2.5	3/29/2023	\$620,000.00	6534	0.15	388-351-030
Murrieta	24048 Huntridge Dr	2331	\$298.00	4	2.5	3/29/2023	\$695,000.00	7840	0.18	906-281-011
Murrieta	29081 Hydrangea St	2916	\$210.00	4	2.5	3/29/2023	\$614,000.00	6534	0.15	388-350-022
Murrieta	39220 Cala Del Valle	1386	\$393.00	3	2	3/29/2023	\$545,000.00	7840	0.18	948-382-004
Murrieta	23859 Via Segovia	3432	\$222.00	5	3.5	3/30/2023	\$765,000.00	10018	0.23	947-451-003



## Murrieta

Sales Comparables - March 2023

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	19870 Hitt Ln	3103	\$467.00	4	3.5	3/30/2023	\$1,450,000.00	217800	5	929-250-009
Murrieta	19270 Corte Palabras	2616	\$697.00	3	2.25	3/30/2023	\$1,825,000.00	219106	5.03	929-180-035
Murrieta	38249 Augusta Dr	1950	\$292.00	2	2	3/30/2023	\$570,000.00	6969	0.16	908-310-007
Murrieta	34584 Candlestick Cir	2516	\$250.00	3	2.5	3/30/2023	\$630,000.00	6098	0.14	480-873-009
Murrieta	39825 Highbury Dr	2137	\$283.00	3	2.5	3/30/2023	\$605,000.00	9147	0.21	912-321-007
Murrieta	27167 Red Maple St	3681	\$259.00	3	3	3/31/2023	\$955,000.00	9583	0.22	392-170-004
Murrieta	30503 Lily Pond Ln	2873	\$278.00	4	2.5	3/31/2023	\$800,000.00	7405	0.17	957-480-001
Murrieta	30387 Redding Ave	2894	\$231.00	4	3	3/31/2023	\$670,000.00	7405	0.17	480-660-012
Murrieta	40241 Jacob Way	4063	\$214.00	5	4.5	3/31/2023	\$870,000.00	7840	0.18	916-630-010
Murrieta	31797 Empresa Cir	2648	\$245.00	4	3	3/31/2023	\$650,000.00	5227	0.12	964-381-022
Murrieta	38851 Avenida La Cresta	2807	\$488.00	3	2	3/31/2023	\$1,370,000.00	218235	5.01	929-140-003
Murrieta	23937 Morning Dove Ln	1732	\$325.00	3	2.5	3/31/2023	\$563,000.00	4791	0.11	947-561-005
Murrieta	26539 Evergreen Ave	3369	\$266.00	4	2.5	3/31/2023	\$899,000.00	13503	0.31	913-292-022

<b>Total Sales:</b>	133
<b>Average Sales Price:</b>	\$718,345.86
<b>Average Square Feet:</b>	2515