



Anza

Sales Comparables - October 2025

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Anza	37931 Regal Blue Trl	1954	\$ 189.00	3	3.5	10/10/2025	\$ 370,000.00	54450	1.25	573-130-015
Anza	61300 Indian Paint Brush Rd	3834	\$ 156.00	4	3	10/20/2025	\$ 600,000.00	402930	9.25	577-420-018
Anza	45120 Noel	1995	\$ 240.00	2	1.75	10/27/2025	\$ 480,000.00	373744	8.58	579-260-025

Total Sales:	3
Average Sales Price:	\$483,333.33
Average Square Feet:	2594