

| City               | Address               | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date  | Sales Price   | Lot Sq Ft | Lot Ac | APN         |
|--------------------|-----------------------|-------|----------------|-----|------|------------|---------------|-----------|--------|-------------|
| Desert Hot Springs | 65166 Cliff Cir       | 1907  | \$ 192.00      | 3   | 2.5  | 10/2/2025  | \$ 368,000.00 | 6534      | 0.15   | 661-350-045 |
| Desert Hot Springs | 13565 Monterey Rd     | 1766  | \$ 257.00      | 3   | 2    | 10/2/2025  | \$ 455,000.00 | 7405      | 0.17   | 642-194-023 |
| Desert Hot Springs | 11792 Pomelo Dr       | 2020  | \$ 215.00      | 5   | 2    | 10/2/2025  | \$ 435,000.00 | 10890     | 0.25   | 638-412-002 |
| Desert Hot Springs | 66320 Avenida Barona  | 1392  | \$ 248.00      | 3   | 1.75 | 10/3/2025  | \$ 346,000.00 | 7405      | 0.17   | 638-105-011 |
| Desert Hot Springs | 16231 Avenida Ramada  | 998   | \$ 180.00      | 3   | 1    | 10/3/2025  | \$ 180,000.00 | 6969      | 0.16   | 657-151-007 |
| Desert Hot Springs | 12977 Deodar Ave      | 925   | \$ 308.00      | 2   | 1    | 10/3/2025  | \$ 285,000.00 | 7405      | 0.17   | 644-136-009 |
| Desert Hot Springs | 66424 San Juan Rd     | 1409  | \$ 280.00      | 3   | 1.75 | 10/6/2025  | \$ 395,000.00 | 7840      | 0.18   | 639-052-010 |
| Desert Hot Springs | 8955 Silver Star Ave  | 1630  | \$ 230.00      | 3   | 1.75 | 10/6/2025  | \$ 375,000.00 | 6534      | 0.15   | 661-450-027 |
| Desert Hot Springs | 12820 Deodar Ave      | 1665  | \$ 219.00      | 3   | 1.5  | 10/8/2025  | \$ 366,000.00 | 8712      | 0.2    | 644-133-008 |
| Desert Hot Springs | 67715 Broken Arrow Ln | 1880  | \$ 242.00      | 3   | 2    | 10/9/2025  | \$ 455,000.00 | 9583      | 0.22   | 657-314-010 |
| Desert Hot Springs | 12720 Catalpa Ave     | 1248  | \$ 280.00      | 3   | 1.75 | 10/9/2025  | \$ 350,000.00 | 7405      | 0.17   | 644-094-007 |
| Desert Hot Springs | 66263 6th St          | 1634  | \$ 238.00      | 4   | 2    | 10/10/2025 | \$ 389,000.00 | 6534      | 0.15   | 639-211-001 |
| Desert Hot Springs | 65565 Acoma Ave       | 1313  | \$ 220.00      | 2   | 1.75 | 10/10/2025 | \$ 290,000.00 | 4356      | 0.1    | 663-403-005 |
| Desert Hot Springs | 66252 Avenida Barona  | 1534  | \$ 237.00      | 3   | 2    | 10/10/2025 | \$ 365,000.00 | 7840      | 0.18   | 638-102-017 |
| Desert Hot Springs | 66634 Cahuilla Ave    | 1625  | \$ 230.00      | 4   | 1.75 | 10/10/2025 | \$ 375,000.00 | 6534      | 0.15   | 641-112-021 |
| Desert Hot Springs | 64025 Dolomite Ct     | 2698  | \$ 229.00      | 4   | 2.75 | 10/10/2025 | \$ 620,000.00 | 14810     | 0.34   | 661-430-047 |
| Desert Hot Springs | 9590 Hoylake Rd       | 3054  | \$ 204.00      | 3   | 2.5  | 10/10/2025 | \$ 625,000.00 | 10890     | 0.25   | 661-183-010 |
| Desert Hot Springs | 66042 12th St         | 1216  | \$ 284.00      | 3   | 1.75 | 10/16/2025 | \$ 346,000.00 | 8712      | 0.2    | 639-032-016 |
| Desert Hot Springs | 66777 Terrace Way     | 2681  | \$ 242.00      | 5   | 4    | 10/16/2025 | \$ 650,000.00 | 12196     | 0.28   | 639-301-005 |
| Desert Hot Springs | 66349 2nd St          | 1267  | \$ 219.00      | 2   | 3.5  | 10/17/2025 | \$ 278,500.00 | 6534      | 0.15   | 639-251-008 |
| Desert Hot Springs | 66681 Thunderbird Ln  | 1847  | \$ 240.00      | 3   | 2.5  | 10/17/2025 | \$ 445,000.00 | 5662      | 0.13   | 656-400-008 |
| Desert Hot Springs | 68237 Via Domingo     | 1643  | \$ 275.00      | 4   | 2    | 10/17/2025 | \$ 453,000.00 | 7405      | 0.17   | 644-202-005 |
| Desert Hot Springs | 68269 Calle Calmoso   | 1725  | \$ 202.00      | 3   | 2    | 10/20/2025 | \$ 350,000.00 | 6969      | 0.16   | 644-082-002 |
| Desert Hot Springs | 10168 Santa Cruz Rd   | 1595  | \$ 253.00      | 3   | 1.75 | 10/20/2025 | \$ 405,000.00 | 7840      | 0.18   | 639-041-008 |
| Desert Hot Springs | 66167 14th St         | 1881  | \$ 292.00      | 3   | 1.75 | 10/21/2025 | \$ 550,000.00 | 8712      | 0.2    | 639-031-013 |
| Desert Hot Springs | 65057 Cliff Cir S     | 2172  | \$ 177.00      | 3   | 3    | 10/21/2025 | \$ 385,000.00 | 6534      | 0.15   | 661-350-053 |
| Desert Hot Springs | 66895 Flora Ave       | 1650  | \$ 227.00      | 4   | 1.75 | 10/21/2025 | \$ 375,000.00 | 6534      | 0.15   | 641-171-014 |
| Desert Hot Springs | 13198 La Mesa Dr      | 850   | \$ 347.00      | 2   | 1    | 10/21/2025 | \$ 295,000.00 | 6969      | 0.16   | 641-203-004 |
| Desert Hot Springs | 64144 Appalachian St  | 1379  | \$ 280.00      | 3   | 1.75 | 10/22/2025 | \$ 386,500.00 | 6534      | 0.15   | 661-430-001 |
| Desert Hot Springs | 12470 Skyline Dr      | 3409  | \$ 168.00      | 3   | 3.25 | 10/22/2025 | \$ 575,000.00 | 13939     | 0.32   | 644-131-003 |



# Desert Hot Springs

Sales Comparables - October 2025

| City               | Address               | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date  | Sales Price   | Lot Sq Ft | Lot Ac | APN         |
|--------------------|-----------------------|-------|----------------|-----|------|------------|---------------|-----------|--------|-------------|
| Desert Hot Springs | 67682 Tunitas Rd      | 1100  | \$ 227.00      | 2   | 2    | 10/22/2025 | \$ 250,000.00 | 7840      | 0.18   | 642-113-010 |
| Desert Hot Springs | 67917 Whitney Ct      | 1687  | \$ 280.00      | 3   | 2    | 10/22/2025 | \$ 473,000.00 | 8712      | 0.2    | 656-450-019 |
| Desert Hot Springs | 65820 Avenida Pico    | 1550  | \$ 394.00      | 2   | 2    | 10/23/2025 | \$ 611,000.00 | 13068     | 0.3    | 661-341-007 |
| Desert Hot Springs | 9540 Ekwanok Dr       | 1890  | \$ 222.00      | 3   | 2.5  | 10/23/2025 | \$ 420,000.00 | 7840      | 0.18   | 661-131-011 |
| Desert Hot Springs | 66031 Buena Vista Ave | 702   | \$ 249.00      | 1   | 1    | 10/24/2025 | \$ 175,000.00 | 6534      | 0.15   | 641-031-003 |
| Desert Hot Springs | 15435 Avenida Merced  | 1088  | \$ 320.00      | 3   | 1.75 | 10/28/2025 | \$ 349,000.00 | 7405      | 0.17   | 656-213-010 |
| Desert Hot Springs | 9331 Brookline Ave    | 2535  | \$ 157.00      | 3   | 2.25 | 10/28/2025 | \$ 399,000.00 | 7840      | 0.18   | 661-122-014 |
| Desert Hot Springs | 16675 Florence Dr     | 1456  | \$ 226.00      | 4   | 2    | 10/28/2025 | \$ 330,000.00 | 7405      | 0.17   | 665-152-007 |
| Desert Hot Springs | 67285 Pierson Blvd    | 1992  | \$ 198.00      | 6   | 3.5  | 10/28/2025 | \$ 395,000.00 | 8276      | 0.19   | 642-042-044 |
| Desert Hot Springs | 67626 Yaqui Ln        | 1760  | \$ 317.00      | 3   | 2.5  | 10/29/2025 | \$ 558,000.00 | 9583      | 0.22   | 657-332-021 |
| Desert Hot Springs | 9122 Silver Star Ave  | 2229  | \$ 225.00      | 3   | 2    | 10/30/2025 | \$ 502,000.00 | 7840      | 0.18   | 661-440-013 |
| Desert Hot Springs | 65565 Acoma Ave       | 1396  | \$ 186.00      | 3   | 1.75 | 10/31/2025 | \$ 261,000.00 | 3920      | 0.09   | 663-407-006 |
| Desert Hot Springs | 67686 Long Canyon Ln  | 1776  | \$ 279.00      | 4   | 2.5  | 10/31/2025 | \$ 496,000.00 | 9583      | 0.22   | 657-323-015 |
| Desert Hot Springs | 66935 San Bruno Rd    | 1500  | \$ 266.00      | 4   | 1.75 | 10/31/2025 | \$ 400,000.00 | 8712      | 0.2    | 639-163-014 |

|                             |              |
|-----------------------------|--------------|
| <b>Total Sales:</b>         | 44           |
| <b>Average Sales Price:</b> | \$404,250.00 |
| <b>Average Square Feet:</b> | 1697         |