Vista

Sales Comparables - September 2022

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Vista	131 Mason Rd	2274	$ 246.00	3	1	9/1/2022	$ 560,000.00	73616	1.69	170-122-65-00
Vista	612 Matagual Dr	1942	$ 463.00	3	2	9/1/2022	$ 900,000.00	43560	1	164-241-04-00
Vista	933 Vale View Dr	2232	$ 582.00	3	3	9/1/2022	$ 1,300,000.00			179-193-42-00
Vista	1908 Esplendido Ave	2378	$ 384.00	2	2	9/2/2022	$ 915,000.00	62290	1.43	184-220-14-00
Vista	1886 Maya Ct	2767	$ 487.00	4	3	9/2/2022	$ 1,350,000.00	8567	0.2	217-331-38-00
Vista	1683 Mountain Pass Cir	2558	$ 383.00	4	3	9/2/2022	$ 980,000.00	5267	0.12	219-510-53-00
Vista	456 Palm Dr	1358	$ 613.00	2	2	9/2/2022	$ 833,000.00	14971	0.34	175-140-44-00
Vista	915 Raintree Pl	1542	$ 432.00	4	1	9/2/2022	$ 667,000.00	3800	0.09	175-070-39-00
Vista	2181 Elevado Rd	2376	$ 367.00	2	2	9/6/2022	$ 872,500.00	61855	1.42	172-180-13-00
Vista	1778 Kings Rd	3423	$ 525.00	3	3	9/6/2022	$ 1,800,000.00	91475	2.1	174-041-04-00
Vista	234 Lyon Cir	1859	$ 441.00	3	2	9/6/2022	$ 820,000.00	6691	0.15	179-111-61-00
Vista	2029 Sonora Ct	1874	$ 586.00	2	2	9/6/2022	$ 1,100,000.00	9652	0.22	217-371-13-00
Vista	1441 Philmar Ln	1543	$ 589.00	3	2	9/7/2022	$ 910,000.00	13494	0.31	183-280-77-00
Vista	1767 Alta Vista Dr	1961	$ 471.00	4	2	9/8/2022	$ 925,000.00	11476	0.26	177-250-40-00
Vista	2330 Brookhaven Pass	1664	$ 525.00	4	2	9/9/2022	$ 875,000.00	6418	0.15	219-523-26-00
Vista	2510 Lynn Way	2345	$ 452.00	4	3	9/9/2022	$ 1,060,000.00	21780	0.5	217-600-03-00
Vista	1211 Pleiades Dr	2976	$ 714.00	3	3	9/9/2022	$ 2,125,000.00	48787	1.12	181-161-42-00
Vista	1435 Vale Terrace Dr	1350	$ 525.00	3	2	9/9/2022	$ 709,000.00	15240	0.35	177-062-11-00
Vista	1519 Alta Vista Dr	1329	$ 511.00	3	2	9/12/2022	$ 680,000.00	10600	0.24	177-132-03-00
Vista	2535 Green Meadow Way	1274	$ 533.00	2	2	9/12/2022	$ 680,000.00	18600	0.43	217-093-07-00
Vista	1722 S Santa Fe Ave	1420	$ 422.00	3	2	9/12/2022	$ 600,000.00	15956	0.37	183-074-19-00
Vista	1843 Olympus Loop Dr	2003	$ 498.00	3	2	9/13/2022	$ 998,000.00	5296	0.12	169-441-25-00
Vista	1972 Paseo Del Rey	1286	$ 552.00	3	2	9/13/2022	$ 710,000.00	4261	0.1	159-103-26-00
Vista	1249 Remington Ct	1266	$ 552.00	3	2	9/13/2022	$ 700,000.00	4928	0.11	163-501-54-00
Vista	444 Hillway Dr	1372	$ 513.00	3	2	9/14/2022	$ 704,000.00	10100	0.23	177-213-08-00
Vista	1146 Evergreen Ln	2708	$ 384.00	3	2	9/15/2022	$ 1,040,000.00	58370	1.34	170-061-57-00
Vista	662 Grant Ct	2718	$ 373.00	4	3	9/15/2022	$ 1,015,000.00			162-512-03-00
Vista	2051 Riviera Dr	2364	$ 528.00	3	2	9/15/2022	$ 1,250,000.00	43995	1.01	171-180-70-00
Vista	806 Cypress Dr	1602	$ 555.00	3	2	9/16/2022	$ 890,000.00	10601	0.24	180-080-79-00
Vista	1867 Falconer Ct	1984	$ 468.00	2	2	9/16/2022	$ 930,000.00	15034	0.35	217-331-12-00

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Vista	2361 San Clemente Ave	2400	$ 479.00	4	2	9/16/2022	$ 1,150,000.00	33105	0.76	178-070-78-00
Vista	3002 Blackwell Dr	2557	$ 438.00	3	2	9/19/2022	$ 1,120,000.00	85377	1.96	170-090-12-00
Vista	330 Huff St	1890	$ 465.00	3	2	9/19/2022	$ 880,000.00	7886	0.18	166-690-35-00
Vista	29174 Laurel Valley Dr	2086	$ 431.00	3	2	9/19/2022	$ 900,000.00	7430	0.17	172-260-38-00
Vista	824 Mason Rd	2945	$ 373.00	3	2	9/19/2022	$ 1,099,000.00	51400	1.18	170-141-04-00
Vista	867 Mimosa Ave	1968	$ 546.00	3	2	9/19/2022	$ 1,075,000.00	7901	0.18	217-310-16-00
Vista	1732 Monte Mar Rd	1229	$ 569.00	3	2	9/19/2022	$ 700,000.00	21780	0.5	174-111-05-00
Vista	378 Paseo Marguerita	1642	$ 493.00	3	2	9/19/2022	$ 810,000.00	6453	0.15	159-101-08-00
Vista	657 Paseo Rio	1725	$ 457.00	3	2	9/19/2022	$ 790,000.00	3849	0.09	166-772-48-00
Vista	1787 Wolverine Way	2619	$ 431.00	4	3	9/19/2022	$ 1,130,000.00	16744	0.38	177-300-03-00
Vista	1177 Woodrail Dr	968	$ 671.00	3	1	9/19/2022	$ 650,000.00	7400	0.17	161-152-02-00
Vista	1407 Avohill Dr	2140	$ 488.00	3	3	9/20/2022	$ 1,045,000.00	119354	2.74	172-021-63-00
Vista	344 Ferrara Way	1150	$ 552.00	3	2	9/20/2022	$ 635,000.00	2578	0.06	163-281-36-00
Vista	925 Marlin Dr	1278	$ 473.00	3	2	9/21/2022	$ 605,000.00	1396	0.03	176-352-23-00
Vista	335 Palm Dr	839	$ 703.00	2	1	9/21/2022	$ 590,000.00	4546	0.1	175-142-01-00
Vista	1454 E Taylor St	1813	$ 493.00	3	2	9/21/2022	$ 895,000.00	22651	0.52	171-272-39-00
Vista	2490 Vista Valley Ln	1730	$ 520.00	2	2	9/21/2022	$ 900,000.00	11704	0.27	172-281-01-00
Vista	1163 Cordoba Way	1886	$ 467.00	3	2	9/23/2022	$ 881,000.00	4584	0.11	183-380-57-00
Vista	1372 Lawana Dr	1226	$ 526.00	3	1	9/23/2022	$ 645,000.00	9100	0.21	164-330-24-00
Vista	3185 Blackwell Dr	1971	$ 481.00	4	2	9/26/2022	$ 950,000.00	87120	2	170-051-06-00
Vista	735 E Bobier Dr	1782	$ 437.00	3	1	9/26/2022	$ 780,000.00	25700	0.59	173-110-24-00
Vista	508 Machado Way	3576	$ 353.00	4	2	9/26/2022	$ 1,265,000.00	7119	0.16	159-092-19-00
Vista	705 Valley Dr	1851	$ 424.00	3	2	9/26/2022	$ 785,000.00	15560	0.36	181-011-09-00
Vista	1976 Vineyard Ave	2147	$ 444.00	4	3	9/26/2022	$ 955,000.00	6899	0.16	183-422-28-00
Vista	1906 Willow Ridge Dr	1366	$ 622.00	3	2	9/26/2022	$ 850,000.00	6316	0.14	169-412-27-00
Vista	1137 Countrywood Ln	2833	$ 564.00	4	3	9/27/2022	$ 1,599,000.00	6310	0.14	217-332-15-00
Vista	1514 Golfcrest Pl	1654	$ 513.00	3	3	9/27/2022	$ 850,000.00	8878	0.2	217-501-37-00
Vista	1368 Douglas Dr	1809	$ 525.00	3	1	9/28/2022	$ 950,000.00	37026	0.85	171-260-25-00
Vista	487 Rancho Vista Rd	2026	$ 387.00	4	3	9/28/2022	$ 785,000.00	10344	0.24	179-091-61-00
Vista	380 Whispering Brook Dr	1707	$ 468.00	4	2	9/28/2022	$ 800,000.00	12035	0.28	159-290-38-00

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Vista	1908 Willow Ridge Dr	1366	$ 603.00	3	2	9/28/2022	$ 825,000.00	6641	0.15	169-412-26-00
Vista	1201 Teelin Ave	2285	$ 343.00	4	3	9/29/2022	$ 785,000.00	11900	0.27	161-101-16-00
Vista	254 Joannie Way	1927	$ 467.00	5	3	9/30/2022	$ 900,000.00	9753	0.22	183-125-40-00
Vista	1309 La Salle Ct	1658	$ 458.00	2	2	9/30/2022	$ 760,000.00	10953	0.25	217-372-08-00

Total Sales:	64
Average Sales Price:	$925,585.94
Average Square Feet:	1934