



## Angelus Oaks

Sales Comparables - September 2025

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Angelus Oaks	6301 Cedar Ave	1452	\$ 206.00	2	1	9/2/2025	\$ 300,000.00	24585	0.56	0305-713-27-0000
Angelus Oaks	5961 Lake Dr	1104	\$ 443.00	2	1	9/2/2025	\$ 490,000.00	11886	0.27	0305-653-52-0000
Angelus Oaks	5935 Robin Oak Dr	600	\$ 258.00	2	1	9/17/2025	\$ 155,000.00	6000	0.14	0305-652-36-0000

<b>Total Sales:</b>	3
<b>Average Sales Price:</b>	\$315,000.00
<b>Average Square Feet:</b>	1052

*Deemed reliable but not guaranteed*

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