



Forest Falls

Sales Comparables - September 2025

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Forest Falls	9544 Snow Drift Dr	892	\$ 301.00	3	1	9/3/2025	\$ 269,000.00	5160	0.12	0323-412-11-0000
Forest Falls	41394 Valley Of The Falls Dr	960	\$ 354.00	1	1	9/5/2025	\$ 340,000.00	7810	0.18	0323-404-07-0000
Forest Falls	41132 Oak Dr	1142	\$ 262.00	1	1	9/8/2025	\$ 300,000.00	5160	0.12	0323-363-01-0000
Forest Falls	39410 Canyon Dr	1358	\$ 187.00	2	2	9/11/2025	\$ 255,000.00	9180	0.21	0323-141-05-0000

Total Sales:	4
Average Sales Price:	\$291,000.00
Average Square Feet:	1088

Deemed reliable but not guaranteed

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