

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Palm Desert	78564 Golden Reed Dr	2432	\$ 328.00	3	2.5	3/1/2024	\$ 800,000.00	8712	0.2	748-340-071
Palm Desert	74423 Millennia Way	1652	\$ 351.00	2	1.75	3/1/2024	\$ 580,000.00	4356	0.1	694-470-014
Palm Desert	73216 Pinyon St	3209	\$ 483.00	6	5	3/1/2024	\$ 1,550,000.00	20908	0.48	627-321-009
Palm Desert	78720 Postbridge Cir	1160	\$ 334.00	2	1.75	3/1/2024	\$ 388,000.00	6098	0.14	748-410-062
Palm Desert	35383 Tedesca Dr	2473	\$ 236.00	2	2.5	3/1/2024	\$ 585,000.00	6969	0.16	752-460-075
Palm Desert	43065 Warner Trl	1920	\$ 255.00	3	1.75	3/1/2024	\$ 490,500.00	9583	0.22	637-223-015
Palm Desert	74098 Academy Ln E	2420	\$ 322.00	4	3	3/4/2024	\$ 780,000.00	10454	0.24	694-221-008
Palm Desert	39863 Alba Way	1865	\$ 254.00	2	1.75	3/4/2024	\$ 475,000.00	5227	0.12	748-450-041
Palm Desert	77755 California Dr	973	\$ 452.00	2	1	3/4/2024	\$ 440,000.00	5662	0.13	637-063-051
Palm Desert	73978 Catalina Way	2367	\$ 327.00	3	2	3/4/2024	\$ 775,000.00	16988	0.39	627-131-042
Palm Desert	76731 Oklahoma Ave	1477	\$ 341.00	3	1.75	3/4/2024	\$ 505,000.00	6098	0.14	637-394-013
Palm Desert	43365 Texas Ave	1866	\$ 348.00	3	2.75	3/4/2024	\$ 650,000.00	6098	0.14	637-233-012
Palm Desert	72929 Bel Air Rd	2571	\$ 700.00	3	2.5	3/5/2024	\$ 1,800,000.00	14810	0.34	628-192-007
Palm Desert	38633 Bent Palm Dr	1524	\$ 354.00	2	1.75	3/5/2024	\$ 540,000.00	6534	0.15	748-210-032
Palm Desert	78235 Cloveridge Way	2042	\$ 308.00	3	2	3/5/2024	\$ 629,000.00	6534	0.15	752-120-057
Palm Desert	74340 Erin St	1300	\$ 499.00	4	1.75	3/5/2024	\$ 649,000.00	10890	0.25	624-211-027
Palm Desert	41770 Harrison Dr	3136	\$ 318.00	4	3.5	3/5/2024	\$ 1,000,000.00	10890	0.25	632-770-057
Palm Desert	73500 Henri Dr	2419	\$ 295.00	3	3	3/5/2024	\$ 715,000.00	4791	0.11	694-500-004
Palm Desert	37247 Golden Pebble Ave	1527	\$ 294.00	2	1.75	3/6/2024	\$ 450,000.00	6098	0.14	748-050-002
Palm Desert	73042 Monterra Cir N	3107	\$ 386.00	3	3.25	3/6/2024	\$ 1,200,000.00	12196	0.28	655-020-026
Palm Desert	78338 Silverleaf Ct	1910	\$ 303.00	2	1.75	3/6/2024	\$ 580,000.00	8276	0.19	752-240-044
Palm Desert	404 Vista Crk	3314	\$ 1,222.00	4	3.75	3/6/2024	\$ 4,050,000.00	14810	0.34	771-420-042
Palm Desert	75775 Armour Way	2570	\$ 344.00	3	2.5	3/7/2024	\$ 885,000.00	8276	0.19	632-770-004
Palm Desert	37898 Festival Dr	1836	\$ 354.00	2	2	3/7/2024	\$ 650,000.00	6969	0.16	748-081-002
Palm Desert	38708 Bent Palm Dr	1527	\$ 297.00	2	1.75	3/8/2024	\$ 454,000.00	6969	0.16	748-210-027
Palm Desert	77265 California Dr	1258	\$ 354.00	2	1.75	3/8/2024	\$ 446,000.00	6534	0.15	637-134-002
Palm Desert	74131 Erin St	1288	\$ 406.00	3	1.75	3/8/2024	\$ 523,000.00	9583	0.22	624-206-002
Palm Desert	617 Indian Cv	7200	\$ 784.00	4	4	3/8/2024	\$ 5,650,000.00	33105	0.76	771-480-003
Palm Desert	40128 Sagewood Dr	1852	\$ 318.00	3	1.75	3/8/2024	\$ 590,000.00	10018	0.23	622-042-004
Palm Desert	44495 San Carlos Ave	1740	\$ 318.00	3	1.75	3/8/2024	\$ 555,000.00	11325	0.26	627-142-015

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Palm Desert	72795 Ambrosia St	2001	\$ 426.00	2	2.5	3/11/2024	\$ 854,000.00	11325	0.26	628-302-004
Palm Desert	50067 Canyon View Dr					3/11/2024	\$ 3,799,000.00	34412	0.79	771-550-019
Palm Desert	74355 Covered Wagon Trl	2299	\$ 395.00	3	1.75	3/11/2024	\$ 910,000.00	11325	0.26	625-265-005
Palm Desert	78439 Kensington Ave	3232	\$ 256.00	2	2.5	3/11/2024	\$ 828,000.00	9147	0.21	752-200-048
Palm Desert	75840 Nelson Ln	2533	\$ 473.00	3	2.5	3/11/2024	\$ 1,199,000.00	10454	0.24	632-770-021
Palm Desert	78671 Stansbury Ct	1634	\$ 384.00	2	1.75	3/11/2024	\$ 629,000.00	6534	0.15	752-370-057
Palm Desert	78260 Willowrich Dr	1527	\$ 356.00	2	1.75	3/11/2024	\$ 545,000.00	6098	0.14	748-101-018
Palm Desert	77335 Wyoming Ave	1210	\$ 379.00	2	1.75	3/11/2024	\$ 459,000.00	6969	0.16	637-233-002
Palm Desert	78219 Yucca Blossom Dr	1176	\$ 324.00	2	1.75	3/11/2024	\$ 382,000.00	5227	0.12	748-101-067
Palm Desert	78264 Bovee Cir	1021	\$ 401.00	2	1.5	3/12/2024	\$ 410,000.00	5662	0.13	752-260-012
Palm Desert	35810 Royal Sage Ct	2389	\$ 261.00	3	2.5	3/12/2024	\$ 625,000.00	8712	0.2	752-100-030
Palm Desert	78355 Silver Sage Dr	2415	\$ 281.00	2	2.5	3/12/2024	\$ 679,000.00	10018	0.23	748-110-073
Palm Desert	113 Tamit Pl	3825	\$ 686.00	4	4	3/12/2024	\$ 2,625,000.00	13068	0.3	771-211-025
Palm Desert	37821 Grand Oaks Ave	1840	\$ 298.00	3	2.75	3/13/2024	\$ 549,000.00	6098	0.14	748-160-007
Palm Desert	78063 Hunter Point Rd	1527	\$ 288.00	2	1.75	3/13/2024	\$ 440,000.00	6534	0.15	748-290-035
Palm Desert	115 Cascada Ct	3133	\$ 306.00	4	3.5	3/14/2024	\$ 960,000.00	13503	0.31	626-440-057
Palm Desert	77330 Florida Ave	1450	\$ 316.00	3	1.75	3/14/2024	\$ 459,000.00	6098	0.14	637-272-020
Palm Desert	73345 Juniper St	2128	\$ 368.00	2	2	3/14/2024	\$ 785,000.00	20037	0.46	627-321-005
Palm Desert	73465 Mariposa Dr	4317	\$ 763.00	3	3.25	3/14/2024	\$ 3,295,000.00	16552	0.38	655-240-005
Palm Desert	78953 Waterford Ln	1128	\$ 350.00	2	1.75	3/14/2024	\$ 395,000.00	4791	0.11	748-180-063
Palm Desert	35516 Domani Dr	2244	\$ 298.00	3	3	3/15/2024	\$ 670,000.00	4791	0.11	694-150-043
Palm Desert	36678 Fan Palm Way	1922	\$ 349.00	3	2.5	3/15/2024	\$ 671,000.00	7405	0.17	752-190-058
Palm Desert	78059 Jalousie Dr	1576	\$ 304.00	2	2	3/15/2024	\$ 480,000.00	6534	0.15	748-290-012
Palm Desert	77295 Minnesota Ave	1330	\$ 379.00	3	1.75	3/15/2024	\$ 505,000.00	6098	0.14	637-046-004
Palm Desert	45530 Ocotillo Dr	2055	\$ 389.00	3	2	3/15/2024	\$ 799,500.00	6534	0.15	627-233-005
Palm Desert	73730 Agave Ln	2532	\$ 385.00	2	2.5	3/18/2024	\$ 975,000.00	11761	0.27	655-100-020
Palm Desert	1005 Cahuilla Fls	6662	\$ 1,133.00	4	3.75	3/18/2024	\$ 7,550,000.00	23958	0.55	652-320-012
Palm Desert	75432 La Cresta Dr	1793	\$ 259.00	3	2.5	3/18/2024	\$ 466,000.00	6969	0.16	634-130-064
Palm Desert	77294 Missouri Dr	1064	\$ 386.00	2	1.75	3/18/2024	\$ 411,000.00	6534	0.15	637-131-003
Palm Desert	35909 Renoir Pl	2917	\$ 298.00	4	3	3/18/2024	\$ 870,000.00	13068	0.3	694-270-013

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Palm Desert	188 Via San Nicolo	1700	\$ 308.00	3	1.75	3/18/2024	\$ 525,000.00	6098	0.14	620-381-021
Palm Desert	78529 Waterfall Dr	1647	\$ 294.00	2	1.75	3/18/2024	\$ 485,000.00	6969	0.16	748-062-075
Palm Desert	74613 Waterlily Cir	1948	\$ 331.00	3	2.75	3/18/2024	\$ 645,000.00	7840	0.18	624-352-046
Palm Desert	73411 Willow St	2799	\$ 429.00	3	2.75	3/18/2024	\$ 1,201,500.00	15245	0.35	630-082-007
Palm Desert	74438 Chicory St	1222	\$ 572.00	2	1.75	3/19/2024	\$ 700,000.00	7405	0.17	625-196-012
Palm Desert	78280 Estancia Dr	1865	\$ 260.00	2	1.75	3/19/2024	\$ 485,000.00	6969	0.16	752-040-043
Palm Desert	74082 Chinook Cir	2208	\$ 339.00	3	2.25	3/20/2024	\$ 750,000.00	10018	0.23	694-231-017
Palm Desert	74031 Fairway Dr	1432	\$ 467.00	3	1.75	3/20/2024	\$ 670,000.00	6969	0.16	625-185-002
Palm Desert	38283 Grand Oaks Ave	2029	\$ 349.00	3	3	3/20/2024	\$ 710,000.00	6969	0.16	748-300-003
Palm Desert	41910 Harrison Dr	3120	\$ 400.00	4	3	3/20/2024	\$ 1,250,000.00	13939	0.32	632-770-061
Palm Desert	44376 Hazel Canyon Ln	2252	\$ 364.00	3	2.5	3/20/2024	\$ 820,000.00	8712	0.2	625-561-001
Palm Desert	42260 Wisconsin Ave	1477	\$ 390.00	4	1.75	3/20/2024	\$ 577,500.00	6969	0.16	637-034-002
Palm Desert	5 Belmonte Dr	1970	\$ 375.00	4	2	3/21/2024	\$ 739,000.00	39639	0.91	632-400-079
Palm Desert	324 Metate Pl	2844	\$ 1,017.00	3	3	3/22/2024	\$ 2,895,000.00	10018	0.23	771-350-033
Palm Desert	106 Wanish Pl	6002	\$ 689.00	4	4.5	3/22/2024	\$ 4,140,000.00	15681	0.36	771-250-017
Palm Desert	78928 Amare Way	1722	\$ 328.00	3	2.5	3/25/2024	\$ 565,000.00	7840	0.18	748-440-027
Palm Desert	830 Hawk Hill Trl	2742	\$ 402.00	3	3.5	3/25/2024	\$ 1,105,000.00	7405	0.17	632-690-003
Palm Desert	7 Hillcrest Dr	3168	\$ 306.00	4	3.5	3/25/2024	\$ 971,000.00	10454	0.24	620-363-015
Palm Desert	39872 Somerset Ave	1110	\$ 355.00	2	1.75	3/25/2024	\$ 395,000.00	4356	0.1	748-410-030
Palm Desert	73423 Tamarisk St	1709	\$ 561.00	3	2	3/25/2024	\$ 960,000.00	13503	0.31	630-090-015
Palm Desert	78023 Deerbrook Cir	1213	\$ 333.00	2	1.75	3/26/2024	\$ 404,000.00	8712	0.2	748-350-054
Palm Desert	35445 Staccato St	1236	\$ 349.00	2	2.25	3/26/2024	\$ 432,000.00	7840	0.18	752-430-088
Palm Desert	78991 Stansbury Ct	1594	\$ 307.00	2	1.75	3/26/2024	\$ 490,000.00	6534	0.15	752-350-020
Palm Desert	364 Tomahawk Dr	3082	\$ 527.00	3	3	3/26/2024	\$ 1,625,000.00	9147	0.21	632-570-030
Palm Desert	78775 Stansbury Ct	1594	\$ 316.00	2	1.75	3/27/2024	\$ 505,000.00	5227	0.12	752-360-027
Palm Desert	49621 Canyon View Dr	3520	\$ 906.00	3	3.25	3/28/2024	\$ 3,192,000.00	17424	0.4	655-331-002
Palm Desert	900 Crescent Fls	8180	\$ 1,442.00	5	4.75	3/28/2024	\$ 11,800,000.00	22651	0.52	652-310-004
Palm Desert	77265 Michigan Dr	1330	\$ 427.00	3	1.75	3/28/2024	\$ 568,000.00	6098	0.14	637-043-005
Palm Desert	78251 Rainbow Dr	2640	\$ 321.00	2	2.5	3/28/2024	\$ 850,000.00	7840	0.18	748-130-042
Palm Desert	73600 Agave Ln	4136	\$ 338.00	3	3.25	3/29/2024	\$ 1,400,000.00	12632	0.29	655-110-007



Palm Desert
Sales Comparables - March 2024

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Palm Desert	75694 Axis Ct	2638	\$ 454.00	4	3.75	3/29/2024	\$ 1,200,000.00	9870	0.23	694-600-011
Palm Desert	147 Bellini Way	3210	\$ 280.00	4	3.25	3/29/2024	\$ 900,000.00	10454	0.24	626-470-054
Palm Desert	35897 Bramblewood Ave	1865	\$ 289.00	2	1.75	3/29/2024	\$ 540,000.00	7405	0.17	752-310-021
Palm Desert	74641 Lavender Way	2093	\$ 338.00	3	2.75	3/29/2024	\$ 709,000.00	8276	0.19	624-372-013
Palm Desert	77345 Minnesota Ave	1064	\$ 385.00	2	1.75	3/29/2024	\$ 410,000.00	6098	0.14	637-046-009
Palm Desert	78426 Moongold Rd	1657	\$ 241.00	2	1.75	3/29/2024	\$ 400,000.00	5227	0.12	748-092-007
Palm Desert	78598 Palm Tree Ave	2032	\$ 298.00	2	1.75	3/29/2024	\$ 607,000.00	6534	0.15	748-230-062
Palm Desert	73751 Shadow Lake Dr	3220	\$ 433.00	4	2.5	3/29/2024	\$ 1,395,000.00	11761	0.27	627-342-002
Palm Desert	78165 Sunrise Canyon Ave	3412	\$ 290.00	3	4	3/29/2024	\$ 990,000.00	12196	0.28	752-270-007

Total Sales:	99
Average Sales Price:	\$1,137,525.25
Average Square Feet:	2301