



## Twin Peaks

Sales Comparables - January 2018

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Twin Peaks	502 Rose Ln	1032	\$ 210.00	3	2	1/5/2018	\$ 217,000.00	4225	0.1	0334-106-11
Twin Peaks	26456 Forest Ln	605	\$ 206.00	1	1	1/12/2018	\$ 125,000.00	5900	0.14	0334-151-52
Twin Peaks	26400 Lake Forest Dr	720	\$ 227.00	2	1	1/17/2018	\$ 164,000.00	4550	0.1	0334-163-16
Twin Peaks	863 Lakeview Ln	1078	\$ 203.00	3	1	1/17/2018	\$ 219,000.00	5550	0.13	0334-144-32
Twin Peaks	636 Clubhouse Dr	1088	\$ 159.00	1	1	1/18/2018	\$ 173,000.00	5500	0.13	0334-122-05
Twin Peaks	26309 Lake Forest Dr	1360	\$ 161.00	1	2	1/23/2018	\$ 219,000.00	12900	0.3	0334-106-77
Twin Peaks	26116 Boulder Ln	2834	\$ 118.00	4	3	1/24/2018	\$ 337,000.00	3528	0.08	0334-102-18

<b>Total Sales:</b>	7
<b>Average Sales Price:</b>	\$207,714.29
<b>Average Square Feet:</b>	1245