



Angelus Oaks

Sales Comparables - May 2018

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Angelus Oaks	43855 Rainbow Ln	1474	\$ 237.00	2	1	5/16/2018	\$ 350,000.00	435600	10	0305-732-22
Angelus Oaks	6432 Spruce St	1944	\$ 192.00	2	2	5/22/2018	\$ 375,000.00	20830	0.48	0305-751-24
Angelus Oaks	6452 Spruce Ave	2534	\$ 201.00	4	3	5/30/2018	\$ 510,000.00	7650	0.18	0305-751-26

Total Sales:	3
Average Sales Price:	\$411,666.67
Average Square Feet:	1984