

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
West Covina	1312 E Shamwood St	1821	\$ 337.00	4	2	8/1/2018	\$ 615,000.00	8884	0.2	8456-030-003
West Covina	928 W Service Ave	1258	\$ 522.00	3	2	8/1/2018	\$ 657,000.00	10720	0.25	8475-011-018
West Covina	1503 E Holly Oak Dr	1012	\$ 472.00	3	1	8/1/2018	\$ 478,000.00	7200	0.17	8477-018-007
West Covina	1930 S Shadydale Ave	1314	\$ 398.00	3	2	8/2/2018	\$ 523,000.00	7149	0.16	8471-024-011
West Covina	1021 Novarro St	2262	\$ 313.00	3	3	8/3/2018	\$ 710,000.00	9029	0.21	8493-019-016
West Covina	4000 S Sentous Ave	1405	\$ 362.00	3	2	8/3/2018	\$ 510,000.00	6174	0.14	8724-003-064
West Covina	1801 W Foster Ave	1557	\$ 343.00	3	2	8/6/2018	\$ 535,000.00	9961	0.23	8467-020-009
West Covina	516 S Avington Ave	1105	\$ 470.00	2	1	8/6/2018	\$ 520,000.00	10056	0.23	8476-021-039
West Covina	1457 S Willow Ave	1012	\$ 424.00	2	1	8/6/2018	\$ 430,000.00	22974	0.53	8463-017-026
West Covina	1526 E Verness St	2625	\$ 228.00	4	4	8/6/2018	\$ 600,000.00	9393	0.22	8455-012-015
West Covina	744 N Foxdale Ave	1576	\$ 371.00	3	2	8/7/2018	\$ 585,000.00	7998	0.18	8458-004-027
West Covina	1314 W Devers St	1994	\$ 319.00	5	3	8/7/2018	\$ 638,000.00	8782	0.2	8469-005-007
West Covina	1138 E Cedarbrook St	1490	\$ 406.00	3	3	8/7/2018	\$ 605,000.00	7047	0.16	8476-016-003
West Covina	702 S Terri Ann Dr	1627	\$ 383.00	3	3	8/8/2018	\$ 624,500.00	9135	0.21	8485-010-016
West Covina	836 E Francisquito Ave	884	\$ 561.00	2	1	8/8/2018	\$ 496,000.00	12672	0.29	8741-003-012
West Covina	137 N Mardina St	1164	\$ 468.00	3	2	8/8/2018	\$ 545,000.00	7275	0.17	8456-030-014
West Covina	520 N Nora Ave	1733	\$ 349.00	4	2	8/9/2018	\$ 605,000.00	7477	0.17	8458-016-029
West Covina	1337 S Bromley Ave	1108	\$ 440.00	3	2	8/9/2018	\$ 488,000.00	7242	0.17	8463-006-017
West Covina	1534 E Idahome St	1382	\$ 387.00	3	2	8/9/2018	\$ 535,000.00	7482	0.17	8455-020-003
West Covina	1628 W Delhaven St	1338	\$ 400.00	3	2	8/9/2018	\$ 536,000.00	8787	0.2	8467-028-006
West Covina	2108 W Yarnell St	844	\$ 580.00	2	1	8/10/2018	\$ 490,000.00	8040	0.18	8467-007-026
West Covina	929 S Sharonlee Dr	1177	\$ 420.00	2	2	8/10/2018	\$ 495,000.00	7569	0.17	8487-017-016
West Covina	1511 E Idahome St	1309	\$ 431.00	3	1	8/10/2018	\$ 565,000.00	7503	0.17	8455-016-014
West Covina	1301 S Sandy Hill Dr	4047	\$ 358.00	3	3	8/13/2018	\$ 1,450,000.00	21341	0.49	8493-013-027
West Covina	2143 E Thackery St	1996	\$ 342.00	4	3	8/13/2018	\$ 683,000.00	10758	0.25	8485-017-002
West Covina	1730 S Conlon Ave	1190	\$ 411.00	4	2	8/14/2018	\$ 490,000.00	8986	0.21	8466-005-003
West Covina	1856 E Woodgate Dr	1529	\$ 409.00	3	2	8/14/2018	\$ 626,000.00	9707	0.22	8730-006-005
West Covina	1514 E Workman Ave	1835	\$ 335.00	4	3	8/15/2018	\$ 616,000.00	7497	0.17	8455-016-008
West Covina	640 S Azusa Ave	1786	\$ 383.00	4	3	8/15/2018	\$ 685,000.00	15841	0.36	8485-012-015
West Covina	2317 E Casa Linda Dr	3158	\$ 315.00	4	4	8/16/2018	\$ 995,000.00	15741	0.36	8493-014-030



West Covina

Sales Comparables - August 2018

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
West Covina	1522 S Siesta Ave	1092	\$ 476.00	3	2	8/16/2018	\$ 520,000.00	9974	0.23	8463-020-013
West Covina	728 N Carvol Ave	1581	\$ 371.00	3	2	8/16/2018	\$ 587,000.00	7283	0.17	8441-004-017
West Covina	346 N Leland Ave	1705	\$ 299.00	2	2	8/16/2018	\$ 510,000.00	15099	0.35	8459-015-020
West Covina	1010 W Swanee Ln	1962	\$ 298.00	4	2	8/17/2018	\$ 585,000.00	7007	0.16	8440-032-002
West Covina	1107 W Durness St	1988	\$ 335.00	3	3	8/17/2018	\$ 666,000.00	9329	0.21	8470-011-010
West Covina	1334 S South Hills Dr	2652	\$ 348.00	4	3	8/17/2018	\$ 925,000.00	18355	0.42	8493-038-001
West Covina	419 N Chapman St	1286	\$ 423.00	3	2	8/20/2018	\$ 544,000.00	7098	0.16	8457-004-017
West Covina	604 N La Sena Ave	1901	\$ 284.00	4	3	8/21/2018	\$ 540,000.00	7824	0.18	8459-005-017
West Covina	1406 E Thackery Ave	1422	\$ 436.00	3	2	8/21/2018	\$ 620,000.00	10133	0.23	8486-015-024
West Covina	1547 S Broadmoor Ave	2080	\$ 262.00	4	2	8/21/2018	\$ 545,000.00	8436	0.19	8470-041-011
West Covina	2413 E Gloria St	2038	\$ 262.00	4	3	8/21/2018	\$ 535,300.00	4746	0.11	8731-010-002
West Covina	827 S Holly Pl	1643	\$ 456.00	3	2	8/22/2018	\$ 750,000.00	9575	0.22	8487-014-004
West Covina	331 N Leland Ave	1714	\$ 338.00	2	2	8/22/2018	\$ 580,500.00	15151	0.35	8459-016-007
West Covina	1419 E Shamwood St	1676	\$ 321.00	3	2	8/22/2018	\$ 538,000.00	7496	0.17	8455-021-016
West Covina	1324 S Glenn Alan Ave	3651	\$ 280.00	5	4	8/23/2018	\$ 1,025,000.00	12096	0.28	8493-027-014
West Covina	1807 W Mossberg Ave	2342	\$ 262.00	6	2	8/23/2018	\$ 615,000.00	7518	0.17	8468-009-013
West Covina	3145 E Point Cedar Dr	1324	\$ 397.00	3	2	8/23/2018	\$ 526,000.00	6553	0.15	8724-002-004
West Covina	1028 E Harvest Moon St	1333	\$ 430.00	4	2	8/24/2018	\$ 574,000.00	8105	0.19	8743-024-009
West Covina	2847 Panorama Ct	3664	\$ 409.00	4	4	8/24/2018	\$ 1,500,000.00	21528	0.49	8493-051-028
West Covina	3948 S Forecastle Ave	1324	\$ 422.00	3	2	8/24/2018	\$ 560,000.00	6364	0.15	8724-012-075
West Covina	19218 E Valley View St	1440	\$ 402.00	3	2	8/24/2018	\$ 580,000.00	8928	0.2	8725-016-013
West Covina	1616 E Rowland Ave	2096	\$ 337.00	3	3	8/24/2018	\$ 707,000.00	9429	0.22	8455-002-003
West Covina	354 N Puente Ave	1042	\$ 427.00	2	1	8/24/2018	\$ 445,000.00	8655	0.2	8460-016-028
West Covina	2104 W Lufkin St	1137	\$ 473.00	3	2	8/27/2018	\$ 538,000.00	7739	0.18	8467-001-002
West Covina	1108 S Glenview Rd	2028	\$ 369.00	3	2	8/28/2018	\$ 750,000.00	15129	0.35	8490-031-029
West Covina	1702 E Shamwood St	1130	\$ 469.00	3	2	8/28/2018	\$ 530,000.00	7603	0.17	8455-022-008
West Covina	2043 Evangelina St	2165	\$ 316.00	4	3	8/30/2018	\$ 686,000.00	5056	0.12	8731-001-013
West Covina	127 N Meadow Rd	1510	\$ 304.00	3	2	8/31/2018	\$ 460,000.00	7634	0.18	8453-023-006



West Covina
Sales Comparables - August 2018

Total Sales:	58
Average Sales Price:	\$625,384.48
Average Square Feet:	1715