



Montclair

Sales Comparables - November 2017

City	Address	First	Last	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Montclair	4416 Denver St	Biridiana	Romero	1207	\$ 356.00	3	2	11/1/2017	\$ 430,000.00	8239	0.19	1009-331-43
Montclair	4956 Denver St	Roberto	Campos	1416	\$ 300.00	3	2	11/2/2017	\$ 426,000.00	7280	0.17	1010-311-12
Montclair	5245 Howard St	Aaron	Chen	2818	\$ 193.00	4	4	11/3/2017	\$ 545,000.00	5050	0.12	1011-491-49
Montclair	10163 Santa Anita Ave	Aldo	Cepeda	1260	\$ 301.00	2	1	11/7/2017	\$ 380,000.00	8760	0.2	1010-401-19
Montclair	9921 Del Mar Ave	Dydier	Moguel	1504	\$ 272.00	3	2	11/13/2017	\$ 410,000.00	7350	0.17	1010-266-08
Montclair	5593 Granada St	John	Ramirez	1491	\$ 274.00	3	2	11/13/2017	\$ 410,000.00	7526	0.17	1010-264-01
Montclair	5635 Caroline St	Cindy	Ricks	1593	\$ 269.00	3	2	11/14/2017	\$ 430,000.00	7171	0.16	1008-302-19
Montclair	4760 Ewart St	Jorge	Lucero	1154	\$ 329.00	4	1	11/17/2017	\$ 380,000.00	7245	0.17	1009-431-09
Montclair	11073 Monte Vista Ave	Kameron	Najares	672	\$ 483.00	1	1	11/22/2017	\$ 325,000.00	7440	0.17	1011-471-13
Montclair	10055 Poulsen Ave	David	Hijar	1676	\$ 267.00	2	2	11/22/2017	\$ 449,000.00	8712	0.2	1010-295-12
Montclair	5427 San Bernardino St	Hai	Luu	1131	\$ 318.00	4	1	11/22/2017	\$ 360,000.00	7200	0.17	1010-051-25
Montclair	4855 Denver St	George	Barraza Jr	1253	\$ 159.00	3	2	11/29/2017	\$ 200,000.00	7320	0.17	1009-282-14

Total Sales:	12
Average Sales Price:	\$395,416.67
Average Square Feet:	1431