



Murrieta

Sales Comparables - April 2023

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Murrieta	35778 Elk Ln	2860	\$ 251.00	5	3	4/3/2023	\$ 720,000.00	10018	0.23	480-490-013
Murrieta	23658 Hollingsworth Dr	3311	\$ 253.00	3	2.75	4/3/2023	\$ 840,000.00	10018	0.23	392-100-032
Murrieta	34045 Thistlewood Ave	3004	\$ 216.00	5	3	4/3/2023	\$ 650,000.00	6969	0.16	384-400-022
Murrieta	28896 Wallflower Way	2905	\$ 234.00	4	2.5	4/3/2023	\$ 680,000.00	8712	0.2	388-332-007
Murrieta	29184 Azara St	2648	\$ 234.00	4	2.5	4/4/2023	\$ 620,000.00	6098	0.14	388-250-018
Murrieta	42368 Wildwood Ln	2960	\$ 271.00	4	3	4/4/2023	\$ 805,000.00	8712	0.2	906-572-006
Murrieta	39521 Cardiff Ave	2095	\$ 305.00	3	2	4/5/2023	\$ 639,000.00	6534	0.15	920-242-037
Murrieta	31654 Desert Holly Pl	1940	\$ 323.00	3	2	4/5/2023	\$ 628,000.00	6098	0.14	964-573-003
Murrieta	26277 Emily Pl	2788	\$ 243.00	4	2.5	4/5/2023	\$ 680,000.00	6534	0.15	916-600-008
Murrieta	27033 Pumpkin St	3532	\$ 241.00	4	3	4/5/2023	\$ 853,500.00	9147	0.21	392-160-071
Murrieta	39991 Falcon Way	1750	\$ 345.00	3	2.75	4/6/2023	\$ 605,000.00	5662	0.13	948-162-036
Murrieta	23272 Spring Meadow Dr	2097	\$ 309.00	3	2	4/6/2023	\$ 650,000.00	7840	0.18	904-472-006
Murrieta	33578 Delphinium Ln	2459	\$ 124.00	4	2.75	4/7/2023	\$ 307,000.00	6969	0.16	388-140-049
Murrieta	41147 Denian Ct	1766	\$ 325.00	3	2	4/7/2023	\$ 575,500.00	7405	0.17	949-284-007
Murrieta	28751 Lavatera Ave	2375	\$ 254.00	3	2.5	4/7/2023	\$ 605,000.00	6534	0.15	388-330-010
Murrieta	24637 Morningstar Dr	1364	\$ 388.00	3	2	4/7/2023	\$ 530,000.00	5662	0.13	948-081-006
Murrieta	30295 Ravenswood Cir	2180	\$ 288.00	3	2	4/7/2023	\$ 630,000.00	5662	0.13	920-281-006
Murrieta	27831 Rosemary St	2999	\$ 250.00	5	2.75	4/7/2023	\$ 750,000.00	7840	0.18	900-261-011
Murrieta	39548 Sunrose Dr	935	\$ 534.00	2	1	4/7/2023	\$ 500,000.00	6098	0.14	948-072-017
Murrieta	38096 Talavera Ct	1910	\$ 290.00	3	2.5	4/7/2023	\$ 555,000.00	4356	0.1	964-430-023
Murrieta	39775 Tinderbox Way	2133	\$ 374.00	4	2	4/7/2023	\$ 799,000.00	17424	0.4	947-333-001
Murrieta	40602 Via Amapola	1722	\$ 284.00	3	2.5	4/7/2023	\$ 490,000.00	4791	0.11	947-250-002
Murrieta	40351 Via Siena	1330	\$ 375.00	2	1.75	4/7/2023	\$ 499,000.00	4791	0.11	947-262-026
Murrieta	23578 Wooden Horse Trl	1798	\$ 339.00	4	2	4/7/2023	\$ 610,000.00	7405	0.17	947-325-004
Murrieta	29567 Andromeda St	3233	\$ 201.00	5	3.5	4/10/2023	\$ 652,000.00	8712	0.2	900-420-003
Murrieta	40901 Arron Ct	3182	\$ 227.00	4	2.75	4/10/2023	\$ 725,000.00	9583	0.22	949-540-003
Murrieta	22477 Bear Creek Dr S	3910	\$ 409.00	4	3	4/10/2023	\$ 1,600,000.00	15681	0.36	904-270-007
Murrieta	24431 Calle Santa Monica	1669	\$ 360.00	4	2.5	4/10/2023	\$ 601,000.00	7840	0.18	948-391-003
Murrieta	27245 Corte Lucido	2608	\$ 256.00	4	2.5	4/10/2023	\$ 670,000.00	6534	0.15	920-301-015
Murrieta	27570 Fern Pine Way	3948	\$ 226.00	5	2.75	4/10/2023	\$ 895,000.00	14374	0.33	392-200-012

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Murrieta	29394 Masters Dr	2271	\$ 303.00	3	2.75	4/10/2023	\$ 690,000.00	5662	0.13	908-340-020
Murrieta	39766 Pinedale Way	3380	\$ 177.00	5	2.75	4/10/2023	\$ 600,000.00	5227	0.12	947-761-033
Murrieta	40450 Clybourne Cir	1789	\$ 349.00	4	3	4/11/2023	\$ 625,000.00	7405	0.17	947-544-040
Murrieta	26095 Cottonwood St	2531	\$ 296.00	3	2.5	4/11/2023	\$ 750,000.00	9147	0.21	916-054-005
Murrieta	37957 Cresta Del Reyo	1012	\$ 503.00	3	2	4/11/2023	\$ 510,000.00	5227	0.12	908-160-004
Murrieta	24330 Via Briones	1386	\$ 407.00	3	2	4/11/2023	\$ 565,000.00	7840	0.18	948-372-011
Murrieta	38465 Clearbrook Dr	2648	\$ 239.00	4	2.5	4/12/2023	\$ 635,000.00	7405	0.17	908-371-024
Murrieta	25074 Corte Ancha	2222	\$ 182.00	4	3	4/12/2023	\$ 405,000.00	9583	0.22	948-261-031
Murrieta	39564 Montebello Way	2671	\$ 247.00	7	4	4/12/2023	\$ 660,000.00	7840	0.18	913-390-024
Murrieta	30795 Mossy Bend Ln	2681	\$ 248.00	3	2.5	4/12/2023	\$ 665,000.00	6899	0.16	480-971-006
Murrieta	37028 Running Springs Rd	2189	\$ 287.00	4	2.5	4/12/2023	\$ 630,000.00	7405	0.17	963-411-020
Murrieta	24812 Tumbleweed Ct	1383	\$ 480.00	3	2.5	4/12/2023	\$ 665,000.00	7405	0.17	948-540-006
Murrieta	40301 Cambridge St	2898	\$ 245.00	5	2.75	4/13/2023	\$ 712,500.00	7405	0.17	916-315-006
Murrieta	24126 Corte Valente	1230	\$ 390.00	3	1.75	4/13/2023	\$ 480,000.00	4356	0.1	947-370-033
Murrieta	29168 Gandolf Ct	2962	\$ 219.00	4	2.5	4/13/2023	\$ 650,000.00	7840	0.18	908-393-008
Murrieta	29069 Hydrangea St	2648	\$ 222.00	4	2.5	4/13/2023	\$ 590,000.00	6969	0.16	388-350-023
Murrieta	38066 Sherwood St	2371	\$ 260.00	3	2.5	4/13/2023	\$ 618,000.00	5662	0.13	904-654-002
Murrieta	37724 Amber Ln	2071	\$ 296.00	4	2	4/14/2023	\$ 615,000.00	6534	0.15	904-601-001
Murrieta	40287 Banyan St	2736	\$ 250.00	5	2.75	4/14/2023	\$ 685,000.00	7840	0.18	916-316-001
Murrieta	39812 Barcelona Ter	1716	\$ 367.00	3	2.5	4/14/2023	\$ 630,000.00	10018	0.23	947-225-025
Murrieta	29921 Circinus St	2253	\$ 281.00	4	2.75	4/14/2023	\$ 635,000.00	6098	0.14	900-480-004
Murrieta	29685 Hazel Glen Rd	2736	\$ 246.00	5	2.75	4/14/2023	\$ 675,000.00	6969	0.16	908-111-005
Murrieta	30172 Mauroux Ct	3404	\$ 223.00	5	2.75	4/14/2023	\$ 760,000.00	9147	0.21	480-110-025
Murrieta	37433 Stellarview Ave	2575	\$ 246.00	3	2	4/14/2023	\$ 635,000.00	6098	0.14	900-443-006
Murrieta	27569 Bottle Brush Way	2720	\$ 216.00	4	2.5	4/17/2023	\$ 590,000.00	10890	0.25	392-240-050
Murrieta	24048 Cambria Ln	1966	\$ 322.00	4	2	4/17/2023	\$ 635,000.00	7405	0.17	949-252-020
Murrieta	24320 Calle Estancia	3017	\$ 245.00	4	3	4/18/2023	\$ 742,000.00	6969	0.16	906-361-014
Murrieta	39465 Copper Craft Dr	2162	\$ 335.00	4	2.5	4/18/2023	\$ 726,000.00	7840	0.18	947-292-007
Murrieta	39423 Domaine Michael Dr	2180	\$ 323.00	3	2	4/18/2023	\$ 705,000.00	5662	0.13	920-283-014
Murrieta	39977 Milkmaid Ln	2623	\$ 266.00	5	2.75	4/18/2023	\$ 700,000.00	6534	0.15	947-322-010

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Murrieta	24040 Ristras Ln	1966	\$ 309.00	4	2	4/18/2023	\$ 609,000.00	7405	0.17	949-251-009
Murrieta	30338 Conn Creek Cir	2262	\$ 316.00	3	2	4/19/2023	\$ 715,000.00	6969	0.16	920-251-001
Murrieta	31058 Rose Arbor Ct	2017	\$ 302.00	4	2.5	4/19/2023	\$ 610,000.00	5662	0.13	964-540-051
Murrieta	39356 Beringer Dr	2180	\$ 301.00	3	2	4/20/2023	\$ 657,500.00	6098	0.14	920-311-003
Murrieta	36396 Cougar Pl	2239	\$ 274.00	4	2.75	4/20/2023	\$ 615,000.00	7840	0.18	900-210-018
Murrieta	39855 Grenada Corte	1542	\$ 353.00	3	2.5	4/20/2023	\$ 545,000.00	5662	0.13	948-112-014
Murrieta	37859 Oxford Dr	2671	\$ 239.00	4	2.5	4/20/2023	\$ 640,000.00	9583	0.22	904-581-005
Murrieta	29991 Peach Tree Ct	2090	\$ 294.00	3	2	4/20/2023	\$ 615,000.00	7405	0.17	908-152-009
Murrieta	23940 Hollingsworth Dr	3119	\$ 280.00	3	3.5	4/21/2023	\$ 876,000.00	10454	0.24	392-130-034
Murrieta	33942 Nasturtium Ln	3442	\$ 200.00	5	3	4/21/2023	\$ 690,000.00	7840	0.18	388-210-020
Murrieta	39414 Silver Oak Cir	2180	\$ 288.00	3	2.25	4/21/2023	\$ 628,000.00	5662	0.13	920-281-025
Murrieta	29388 Via Espada	2995	\$ 227.00	4	2.75	4/21/2023	\$ 682,500.00	7405	0.17	908-092-023
Murrieta	30754 Bloomfest St	2290	\$ 282.00	3	2.5	4/24/2023	\$ 647,000.00	5976	0.14	480-962-009
Murrieta	24787 Lincoln Ave	2164	\$ 388.00	4	3	4/24/2023	\$ 840,000.00	7840	0.18	949-141-009
Murrieta	42669 Meadowlark Rdg	4086	\$ 471.00	4	4.5	4/24/2023	\$ 1,925,000.00	93218	2.14	909-230-029
Murrieta	40373 Via Estrada	1840	\$ 263.00	3	2.5	4/24/2023	\$ 485,000.00	5227	0.12	947-262-064
Murrieta	39082 Via Las Quintas	2102	\$ 284.00	3	2.5	4/24/2023	\$ 598,000.00	5227	0.12	948-042-007
Murrieta	25253 Calle De Tres Amigos	1575	\$ 368.00	3	2	4/26/2023	\$ 580,000.00	5662	0.13	948-271-007
Murrieta	30077 Chateau Cuvaison	2011	\$ 320.00	3	2	4/26/2023	\$ 645,000.00	7405	0.17	920-232-014
Murrieta	38523 Falkirk Dr	3600	\$ 222.00	3	3	4/26/2023	\$ 800,000.00	6969	0.16	908-430-005
Murrieta	28512 Ironwood Ct	2601	\$ 274.00	5	3	4/26/2023	\$ 713,000.00	6098	0.14	384-391-005
Murrieta	23257 Single Oak Way	2938	\$ 303.00	5	2.5	4/26/2023	\$ 892,500.00	10018	0.23	904-780-042
Murrieta	40458 Calle Lampara	1607	\$ 323.00	2	1.75	4/27/2023	\$ 520,000.00	5662	0.13	947-530-043
Murrieta	24186 Corte Cordoba	1614	\$ 328.00	3	2	4/27/2023	\$ 530,000.00	5227	0.12	947-272-022
Murrieta	37743 Golden Eagle Ave	4403	\$ 283.00	4	3.5	4/27/2023	\$ 1,250,000.00	23086	0.53	908-460-001
Murrieta	28764 Triple C Ranch Rd	3124	\$ 223.00	5	3.75	4/27/2023	\$ 697,000.00	6534	0.15	384-421-017
Murrieta	40508 Via Diamante	1960	\$ 312.00	3	2.5	4/27/2023	\$ 612,000.00	7840	0.18	947-061-027
Murrieta	30675 Belmont Hts	3332	\$ 267.00	4	3.25	4/28/2023	\$ 890,000.00	6969	0.16	957-790-060
Murrieta	39540 Calle San Clemente	2084	\$ 297.00	4	2.5	4/28/2023	\$ 620,000.00	7840	0.18	948-393-004
Murrieta	28323 Carlisle St	2604	\$ 259.00	3	3.5	4/28/2023	\$ 675,000.00	6969	0.16	384-290-012

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Murrieta	23916 Corte Emerado	1668	\$ 320.00	2	1.75	4/28/2023	\$ 535,000.00	4791	0.11	947-520-021
Murrieta	24123 Falconer Dr	1646	\$ 280.00	3	2.5	4/28/2023	\$ 461,000.00	5227	0.12	947-101-011
Murrieta	39729 N General Kearny Rd	3408	\$ 221.00	4	2.75	4/28/2023	\$ 755,000.00	8712	0.2	957-600-034
Murrieta	35721 Jack Rabbit Ln	3134	\$ 238.00	4	2.5	4/28/2023	\$ 747,000.00	12632	0.29	480-490-021
Murrieta	24195 Morning Dove Ln	1475	\$ 372.00	3	2	4/28/2023	\$ 550,000.00	4791	0.11	947-403-001
Murrieta	24690 New Haven Dr	1282	\$ 421.00	3	1.75	4/28/2023	\$ 540,000.00	6969	0.16	948-124-009
Murrieta	23811 Peach Blossom Ct	2483	\$ 245.00	3	3	4/28/2023	\$ 610,000.00	5227	0.12	949-062-031
Murrieta	20380 Sierra Soto Rd	3795	\$ 286.00	5	3.5	4/28/2023	\$ 1,089,000.00	389862	8.95	931-340-009
Murrieta	39849 Snow Gum Ln	935	\$ 533.00	2	0.5	4/28/2023	\$ 499,000.00	6098	0.14	948-091-001
Murrieta	40208 Via Acuna	1489	\$ 361.00	2	1.75	4/28/2023	\$ 539,000.00	4356	0.1	947-360-031

Total Sales:	100
Average Sales Price:	\$676,750.00
Average Square Feet:	2398

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