



## Sugarloaf

Sales Comparables - April 2023

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Sugarloaf	848 Cedar Ln	884	\$ 378.00	2	1	4/3/2023	\$ 335,000.00	2500	0.06	2350-644-32-0000
Sugarloaf	277 Wabash Ln	1136	\$ 345.00	3	2	4/5/2023	\$ 392,500.00	5000	0.11	2350-503-02-0000
Sugarloaf	585 Cedar Ln	992	\$ 398.00	2	1	4/6/2023	\$ 395,000.00	5000	0.11	2350-615-36-0000
Sugarloaf	348 Moreno Ln	384	\$ 872.00	1	1	4/11/2023	\$ 335,000.00	2375	0.05	2350-591-12-0000
Sugarloaf	781 Sunset Ln	1586	\$ 204.00	3	2	4/13/2023	\$ 325,000.00	4750	0.11	2350-552-46-0000
Sugarloaf	406 Moreno Ln	840	\$ 351.00	3	1	4/18/2023	\$ 295,000.00	7500	0.17	2350-601-01-0000
Sugarloaf	651 Riverside Ave	912	\$ 309.00	2	2	4/20/2023	\$ 282,500.00	5000	0.11	2350-463-10-0000
Sugarloaf	739 San Bernardino Ave	760	\$ 355.00	2	1	4/24/2023	\$ 270,000.00	2500	0.06	2350-474-47-0000
Sugarloaf	602 Maple Ln	648	\$ 370.00	2	1	4/27/2023	\$ 240,000.00	2730	0.06	2350-623-20-0000
Sugarloaf	148 Spruce Ln	608	\$ 427.00	2	1	4/27/2023	\$ 260,000.00	2500	0.06	2350-575-27-0000
Sugarloaf	314 Spruce Ln	896	\$ 295.00	2	1	4/27/2023	\$ 265,000.00	5000	0.11	2350-595-21-0000
Sugarloaf	427 Wabash Ln	1207	\$ 373.00	2	2	4/28/2023	\$ 451,000.00	10000	0.23	2350-523-43-0000

<b>Total Sales:</b>	12
<b>Average Sales Price:</b>	\$320,500.00
<b>Average Square Feet:</b>	904