



# Palm Desert Condos

Sales Comparables - December 2022

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Palm Desert	49062 Mariposa Dr	2007	\$ 718.00	2	3	12/1/2022	\$ 1,442,000.00	5662	0.13	655-260-010
Palm Desert	38319 Plumosa Cir	2489	\$ 311.00	3	3	12/2/2022	\$ 775,000.00	2437	0.06	626-233-054
Palm Desert	42438 Sand Dune Dr	1295	\$ 315.00	1	1.75	12/2/2022	\$ 408,000.00	3484	0.08	634-101-005
Palm Desert	46335 Burroweed Ln	2053	\$ 341.00	2	1.75	12/5/2022	\$ 701,500.00	3049	0.07	630-050-034
Palm Desert	110 Presidio Pl	1980	\$ 286.00	3	2	12/7/2022	\$ 567,000.00	3484	0.08	622-130-041
Palm Desert	38747 Nasturtium Way	1627	\$ 426.00	2	1.75	12/7/2022	\$ 693,500.00	1580	0.04	626-223-026
Palm Desert	73850 Fairway Dr	432	\$ 578.00	1	1	12/8/2022	\$ 250,000.00	546	0.01	627-420-006
Palm Desert	45719 W Verba Santa Dr	1179	\$ 287.00	2	1.75	12/9/2022	\$ 339,000.00	3049	0.07	640-303-015
Palm Desert	472 Sandpiper St	1089	\$ 475.00	1	1.75	12/9/2022	\$ 517,500.00	1742	0.04	640-230-013
Palm Desert	73444 Poinciana Pl	1629	\$ 429.00	2	2	12/9/2022	\$ 700,000.00	3920	0.09	655-321-042
Palm Desert	49037 Mariposa Dr	1314	\$ 376.00	2	1.75	12/9/2022	\$ 495,000.00	1587	0.04	655-350-043
Palm Desert	42192 Sultan Ave	1230	\$ 361.00	1	1.75	12/12/2022	\$ 445,000.00	4791	0.11	634-102-024
Palm Desert	42551 Sultan Ave	1295	\$ 345.00	1	1.75	12/12/2022	\$ 447,000.00	3049	0.07	634-081-019
Palm Desert	39208 Sweetwater Dr	1741	\$ 413.00	3	2	12/12/2022	\$ 720,000.00	7405	0.17	626-242-003
Palm Desert	43512 Via Magellan Dr	1895	\$ 332.00	3	2	12/12/2022	\$ 630,000.00	6969	0.16	637-460-041
Palm Desert	76730 Chrysanthemum Way	1343	\$ 416.00	2	1.75	12/12/2022	\$ 560,000.00	1295	0.03	626-202-020
Palm Desert	45324 Driftwood Dr	1550	\$ 235.00	2	1.75	12/13/2022	\$ 365,000.00	1742	0.04	625-430-038
Palm Desert	114 Presidio Pl	1821	\$ 325.00	3	2	12/14/2022	\$ 592,000.00	3049	0.07	622-130-043
Palm Desert	128 Desert Falls Dr E	1330	\$ 327.00	2	2	12/14/2022	\$ 435,000.00	2021	0.05	626-261-054
Palm Desert	147 Blue River Dr	1368	\$ 299.00	2	1.75	12/15/2022	\$ 410,000.00	2613	0.06	632-312-063
Palm Desert	147 Bouquet Canyon Dr	1368	\$ 364.00	2	1.75	12/15/2022	\$ 499,000.00	1336	0.03	632-281-017
Palm Desert	42098 Sand Dune Dr	1230	\$ 347.00	1	1.75	12/16/2022	\$ 427,500.00	3920	0.09	634-101-027
Palm Desert	126 Presidio Pl	2075	\$ 281.00	3	2	12/16/2022	\$ 585,000.00	3484	0.08	622-131-020
Palm Desert	1515 Sandpiper St	1826	\$ 397.00	3	3.5	12/16/2022	\$ 725,000.00	2613	0.06	640-150-015
Palm Desert	44579 Sorrento Ct	1345	\$ 349.00	2	1.75	12/19/2022	\$ 470,000.00	4791	0.11	625-420-003
Palm Desert	40774 Sea Island Ln	1177	\$ 384.00	2	3.5	12/19/2022	\$ 452,500.00	2613	0.06	632-180-002
Palm Desert	40727 La Costa Cir W	821	\$ 334.00	1	1.75	12/19/2022	\$ 275,000.00	1742	0.04	632-190-053
Palm Desert	507 Flower Hill Ln	1576	\$ 236.00	2	2	12/19/2022	\$ 372,000.00	1306	0.03	622-077-056
Palm Desert	76321 Poppy Ln	1330	\$ 372.00	2	1.75	12/19/2022	\$ 495,000.00	1375	0.03	626-193-061
Palm Desert	160 Deer Spring Way	1746	\$ 498.00	2	1.75	12/20/2022	\$ 870,000.00	1564	0.04	632-301-083



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City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Palm Desert	72664 Willow St	840	\$ 279.00	2	1	12/20/2022	\$ 235,000.00	444	0.01	628-201-043
Palm Desert	41617 Armanac Ct	1537	\$ 318.00	3	1.75	12/21/2022	\$ 489,000.00	3049	0.07	622-050-014
Palm Desert	303 Retreat Cir	2590	\$ 424.00	2	2.25	12/21/2022	\$ 1,100,000.00			620-471-068
Palm Desert	371 Saddlehorn Trl	3784	\$ 303.00	2	3.25	12/21/2022	\$ 1,150,000.00	3484	0.08	632-312-084
Palm Desert	77337 Preston Trl	1177	\$ 368.00	2	2	12/22/2022	\$ 434,000.00	2613	0.06	632-140-011
Palm Desert	39 Camisa Ln	2051	\$ 292.00	3	2.75	12/22/2022	\$ 600,000.00	3484	0.08	622-100-053
Palm Desert	169 Madrid Ave	1670	\$ 404.00	2	1.75	12/23/2022	\$ 675,000.00	1499	0.03	622-125-014
Palm Desert	39026 Sweetwater Dr	2091	\$ 343.00	4	2.75	12/23/2022	\$ 719,000.00	7405	0.17	626-242-017
Palm Desert	253 Sandpiper St	1062	\$ 588.00	1	1.75	12/27/2022	\$ 625,000.00	1742	0.04	640-250-006
Palm Desert	72299 Canyon Ln	1786	\$ 265.00	2	2	12/27/2022	\$ 475,000.00	3049	0.07	652-100-025
Palm Desert	43885 San Ysidro Cir	1242	\$ 201.00	1	2	12/27/2022	\$ 250,001.00	1742	0.04	624-250-079
Palm Desert	270 Desert Holly Dr	2392	\$ 553.00	3	2.5	12/27/2022	\$ 1,325,000.00	2356	0.05	632-511-003
Palm Desert	1002 Retreat Cir	2184	\$ 394.00	2	2.5	12/27/2022	\$ 862,000.00			620-471-052
Palm Desert	293 Desert Holly Dr	2508	\$ 289.00	3	3	12/28/2022	\$ 725,000.00	3030	0.07	632-514-009
Palm Desert	73447 Foxtail Ln	1525	\$ 350.00	2	2.75	12/29/2022	\$ 535,000.00	1114	0.03	655-350-002
Palm Desert	38 Maximo Way	2056	\$ 328.00	3	2.75	12/29/2022	\$ 675,000.00	3484	0.08	622-212-028
Palm Desert	72680 Raven Rd	840	\$ 285.00	2	1	12/29/2022	\$ 240,000.00	454	0.01	628-232-078
Palm Desert	440 S Sierra Madre	1303	\$ 289.00	2	1.75	12/30/2022	\$ 377,500.00	1186	0.03	622-074-025
Palm Desert	72799 Fleetwood Cir	1736	\$ 178.00	3	2	12/30/2022	\$ 310,000.00	3920	0.09	640-050-023
Palm Desert	632 Vista Lago Cir N	1814	\$ 248.00	2	2.5	12/30/2022	\$ 450,000.00	4410	0.1	626-023-081



## ***Palm Desert Condos***

Sales Comparables - December 2022

<b><i>Total Sales:</i></b>	<b>50</b>
<b><i>Average Sales Price:</i></b>	<b>\$578,300.02</b>
<b><i>Average Square Feet:</i></b>	<b>1627</b>