

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Winchester	34398 Solstice St	1898	\$ 276.00	4	3	12/1/2022	\$ 525,000.00	5227	0.12	476-530-013
Winchester	35112 Mahogany Glen Dr	3463	\$ 202.00	4	3.25	12/2/2022	\$ 700,000.00	8712	0.2	476-350-010
Winchester	30710 Pony Express Dr	2227	\$ 267.00	4	2.75	12/5/2022	\$ 595,000.00	7710	0.18	461-572-024
Winchester	32796 Cherokee Rose St	3213	\$ 217.00	5	2.75	12/8/2022	\$ 699,000.00	10018	0.23	476-410-008
Winchester	33294 Big Range Dr	2315	\$ 231.00	4	1.75	12/9/2022	\$ 535,000.00	13068	0.3	458-372-019
Winchester	32736 Juniper Berry Dr	4020	\$ 180.00	5	4	12/9/2022	\$ 725,000.00	7405	0.17	964-512-002
Winchester	31571 Maka Cir	2985	\$ 221.00	5	2.5	12/12/2022	\$ 660,000.00	7405	0.17	480-630-034
Winchester	34444 Waltham Pl	2944	\$ 224.00	4	3.25	12/14/2022	\$ 660,000.00	8712	0.2	476-322-012
Winchester	35279 Via Santa Catalina	3056	\$ 235.00	5	3.75	12/15/2022	\$ 720,000.00	7840	0.18	480-550-003
Winchester	34386 Solstice St	1576	\$ 317.00	3	2	12/16/2022	\$ 500,000.00	5227	0.12	476-530-012
Winchester	31704 Pepper Tree St	2774	\$ 220.00	3	2.5	12/19/2022	\$ 613,000.00	10890	0.25	963-200-024
Winchester	34762 Armstrong Rd	1691	\$ 316.00	3	2	12/19/2022	\$ 535,000.00	8276	0.19	480-821-020
Winchester	32492 Saint Martin St	3217	\$ 230.00	5	3	12/19/2022	\$ 740,000.00	9147	0.21	964-232-005
Winchester	36233 Capri Dr	3141	\$ 111.00	4	2.5	12/20/2022	\$ 350,000.00	7405	0.17	963-313-008
Winchester	34587 Redhawk Cir	2663	\$ 206.00	3	2.75	12/22/2022	\$ 550,000.00	7405	0.17	476-451-016
Winchester	34579 Black Cherry St	2356	\$ 258.00	4	3	12/23/2022	\$ 610,000.00	10018	0.23	480-053-008
Winchester	34714 Kooden Rd	1945	\$ 302.00	4	2	12/28/2022	\$ 588,500.00	8276	0.19	480-765-004
Winchester	31732 Via Santa Elena	3439	\$ 218.00	4	3.5	12/29/2022	\$ 750,000.00	7405	0.17	480-550-014
Winchester	35487 Mahogany Glen Dr	3120	\$ 296.00	4	2.5	12/29/2022	\$ 925,000.00	23086	0.53	476-361-014
Winchester	34936 Old Vine Rd	2320	\$ 284.00	3	2.5	12/29/2022	\$ 660,000.00	7840	0.18	480-530-015
Winchester	36469 Seine Ct					12/30/2022	\$ 555,500.00	3615	0.08	963-501-007
Winchester	36432 Seine Ct					12/30/2022	\$ 505,500.00	2866	0.07	963-500-011



Winchester

Sales Comparables - December 2022

Total Sales:	22
Average Sales Price:	\$622,795.45
Average Square Feet:	2718