

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Temecula	33751 Abbey Rd	2648	\$313.00	3	2.5	12/29/2023	\$ 830,000.00	6098	0.14	966-150-021
Temecula	41525 Avenida Ortega	2400	\$358.00	3	1.75	12/29/2023	\$ 860,000.00	165092	3.79	927-300-013
Temecula	43027 Beamer Ct	1628	\$423.00	3	2	12/26/2023	\$ 690,000.00	5227	0.12	955-550-010
Temecula	43875 Butternut Dr	2583	\$302.00	4	2.75	12/5/2023	\$ 782,000.00	10890	0.25	944-302-006
Temecula	31015 Calle Aragon	1197	\$505.00	3	2	12/29/2023	\$ 605,000.00	11325	0.26	954-052-004
Temecula	30939 Calle Pina Colada	2272	\$363.00	4	2.75	12/21/2023	\$ 825,000.00	11325	0.26	953-121-009
Temecula	31955 Calle Vimianzo	1541	\$421.00	3	2	12/21/2023	\$ 650,000.00	5662	0.13	955-323-015
Temecula	39722 Cambridge Pl	2815	\$283.00	4	2.5	12/11/2023	\$ 799,000.00	9147	0.21	916-340-041
Temecula	39882 Camden Ct	3352	\$258.00	4	3	12/15/2023	\$ 865,000.00	8712	0.2	916-361-012
Temecula	43019 Camino Caruna	1796	\$403.00	3	2.5	12/12/2023	\$ 725,000.00	4791	0.11	955-332-008
Temecula	31881 Camino Marea	1714	\$355.00	3	2.5	12/7/2023	\$ 610,000.00	5662	0.13	954-173-007
Temecula	31131 Camino Verde	1120	\$428.00	3	2	12/8/2023	\$ 480,000.00	4791	0.11	953-041-016
Temecula	45054 Camino Veste	2450	\$306.00	4	2.5	12/22/2023	\$ 750,000.00	5662	0.13	961-202-002
Temecula	40158 Canton Ct	2203	\$350.00	3	2.5	12/7/2023	\$ 771,500.00	3920	0.09	916-550-055
Temecula	30490 Colina Verde St	1854	\$366.00	3	2.5	12/4/2023	\$ 679,000.00	8712	0.2	945-271-035
Temecula	43280 Corte Almeria	1507	\$315.00	4	3	12/28/2023	\$ 475,000.00	5662	0.13	955-352-006
Temecula	33570 Corte Bonilla	2467	\$316.00	4	2.5	12/15/2023	\$ 780,000.00	8712	0.2	965-370-021
Temecula	43139 Corte Calanda	1956	\$341.00	4	3	12/22/2023	\$ 667,000.00	5227	0.12	955-144-009
Temecula	30250 Corte Cantania	3500	\$331.00	5	3.5	12/29/2023	\$ 1,160,000.00	29185	0.67	921-690-004
Temecula	41130 Corte Catalunya	1118	\$1,766.00			12/26/2023	\$ 1,975,000.00	82328	1.89	927-670-026
Temecula	31898 Corte Positas	1950	\$384.00	4	2	12/6/2023	\$ 750,000.00	9147	0.21	954-340-010
Temecula	32185 Corte Utnehmer	3001	\$343.00	4	3.5	12/5/2023	\$ 1,030,000.00	7840	0.18	959-352-026
Temecula	44630 Corte Veranos	1330	\$500.00	3	2	12/15/2023	\$ 665,000.00	4791	0.11	961-052-010
Temecula	46060 Coyote Cyn	3601	\$632.00	4	2.75	12/14/2023	\$ 2,278,000.00	13068	0.3	962-520-002
Temecula	27234 Dayton Ln	3675	\$232.00	4	4	12/28/2023	\$ 855,000.00	6534	0.15	916-673-013
Temecula	41900 De Portola Rd	3650	\$328.00	4	2.5	12/18/2023	\$ 1,200,000.00	195148	4.48	924-180-021
Temecula	30181 Deer Meadow Rd	2000	\$350.00	4	2.5	12/14/2023	\$ 700,000.00	7405	0.17	919-382-002
Temecula	30439 Deer Meadow Rd	2626	\$257.00	5	2.75	12/15/2023	\$ 675,000.00	9583	0.22	919-370-020
Temecula	42072 Delmonte St	2584	\$309.00	4	2.5	12/7/2023	\$ 800,000.00	7840	0.18	953-553-022
Temecula	28806 Edenton Way	2528	\$306.00	4	2.5	12/4/2023	\$ 775,000.00	5227	0.12	916-461-003

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Temecula	39840 Everly Pl	2318	\$429.00	3	3.5	12/13/2023	\$ 995,000.00	7405	0.17	964-710-001
Temecula	39843 Everly Pl	1787	\$503.00	2	2	12/15/2023	\$ 900,000.00	6969	0.16	964-710-007
Temecula	39846 Everly Pl	2574	\$415.00	3	2.5	12/13/2023	\$ 1,070,000.00	7405	0.17	964-710-002
Temecula	39849 Everly Pl	1850	\$460.00	3	2.5	12/20/2023	\$ 852,000.00	6969	0.16	964-710-006
Temecula	39852 Everly Pl	2207	\$449.00	3	2.5	12/11/2023	\$ 992,000.00	7405	0.17	964-710-003
Temecula	39855 Everly Pl	2514	\$420.00	4	3	12/15/2023	\$ 1,056,000.00	9147	0.21	964-710-005
Temecula	39858 Everly Pl	2062	\$460.00	3	2.5	12/14/2023	\$ 949,000.00	9583	0.22	964-710-004
Temecula	42190 Faber Ct	3071	\$280.00	5	2.75	12/13/2023	\$ 860,000.00	8276	0.19	965-061-003
Temecula	43437 Fassano Ct	1973	\$352.00	4	2	12/21/2023	\$ 695,000.00	5662	0.13	959-161-014
Temecula	43930 Flores Dr	3997	\$400.00	4	3.25	12/12/2023	\$ 1,600,000.00	86684	1.99	922-150-005
Temecula	33390 Fox Rd	3298	\$248.00	4	3	12/20/2023	\$ 820,000.00	8712	0.2	965-332-006
Temecula	31288 Gleneagles Dr	2503	\$299.00	4	2	12/11/2023	\$ 750,000.00	6534	0.15	953-523-008
Temecula	28677 Gloucester Ct	2528	\$310.00	4	2.5	12/5/2023	\$ 785,000.00	4791	0.11	916-490-024
Temecula	46261 Grass Meadow Way	2780	\$266.00	4	2.5	12/6/2023	\$ 740,000.00	6098	0.14	962-561-004
Temecula	33020 Harmony Ln	2062	\$305.00	4	2.5	12/26/2023	\$ 629,000.00	6969	0.16	960-214-006
Temecula	31917 Jaybee Ln	2203	\$322.00	4	2.5	12/6/2023	\$ 710,000.00	4356	0.1	962-580-029
Temecula	45160 Jumi Cir	2888	\$263.00	4	3	12/21/2023	\$ 760,000.00	6969	0.16	962-320-006
Temecula	40500 Koa Ct	2500	\$380.00	4	3.25	12/6/2023	\$ 950,000.00	9147	0.21	919-520-020
Temecula	30279 Mersey Ct	2042	\$308.00	4	2.75	12/28/2023	\$ 630,000.00	7840	0.18	921-452-040
Temecula	30305 Mira Loma Dr	1474	\$444.00	3	1.75	12/14/2023	\$ 655,000.00	7840	0.18	944-140-002
Temecula	45094 Morgan Heights Rd	3794	\$270.00	5	3.25	12/21/2023	\$ 1,025,000.00	8276	0.19	966-393-012
Temecula	42521 Musilek Pl	6114	\$261.00	5	4.5	12/28/2023	\$ 1,600,000.00	137649	3.16	965-220-016
Temecula	31129 Nassau Ct	2032	\$338.00	3	2	12/7/2023	\$ 687,000.00	4791	0.11	953-281-043
Temecula	27545 Nellie Ct	2427	\$332.00	4	2.5	12/14/2023	\$ 806,500.00	6969	0.16	910-353-044
Temecula	39732 Oak Cliff Dr	1052	\$558.00	3	2	12/13/2023	\$ 587,500.00	5227	0.12	920-035-017
Temecula	31970 Oregon Ln	2517	\$293.00	3	2.5	12/27/2023	\$ 739,000.00	6098	0.14	962-552-012
Temecula	32469 Palacio St	2784	\$287.00	3	2.5	12/19/2023	\$ 800,000.00	6098	0.14	955-442-052
Temecula	32857 Paterno St	1750	\$374.00	4	2.5	12/5/2023	\$ 655,000.00	4791	0.11	959-171-027
Temecula	44874 Rein Ct	1960	\$349.00	4	2.5	12/28/2023	\$ 685,000.00	10454	0.24	961-032-014
Temecula	42098 Roanoake St	1095	\$506.00	3	1.75	12/19/2023	\$ 555,000.00	7840	0.18	921-453-007



Temecula

Sales Comparables - December 2023

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Temecula	31190 Saho Ct	1948	\$328.00	4	2	12/8/2023	\$ 640,000.00	11761	0.27	918-330-046
Temecula	31806 Sandhill Ln	2261	\$280.00	3	2.25	12/22/2023	\$ 635,000.00	5227	0.12	953-541-028
Temecula	32863 Saskia Pass	1294	\$448.00	3	2.25	12/29/2023	\$ 580,000.00	5662	0.13	960-092-008
Temecula	31259 Sierra Bonita	4609	\$542.00	4	4	12/29/2023	\$ 2,500,000.00	248727	5.71	945-110-005
Temecula	40014 Somerville Ln	2144	\$303.00	4	2.5	12/28/2023	\$ 650,000.00	2613	0.06	916-570-005
Temecula	34136 Starpoint St	4172	\$287.00	4	3.5	12/29/2023	\$ 1,200,000.00	12196	0.28	966-410-007
Temecula	33770 Summit View Pl	2662	\$285.00	2	2	12/14/2023	\$ 760,000.00	7840	0.18	966-050-018
Temecula	42144 Teatree Ct	1197	\$467.00	3	2	12/19/2023	\$ 560,000.00	20037	0.46	921-491-036
Temecula	42025 Veneto Dr	1985	\$302.00	4	2.5	12/28/2023	\$ 600,000.00	2613	0.06	921-790-042
Temecula	32635 Via Destello	2297	\$352.00	4	2.75	12/28/2023	\$ 810,000.00	6098	0.14	959-292-007
Temecula	46004 Via La Colorada	1916	\$326.00	3	3	12/12/2023	\$ 625,000.00	10454	0.24	962-171-010
Temecula	46081 Via La Colorada	1916	\$361.00	3	3	12/11/2023	\$ 692,000.00	6098	0.14	962-172-015
Temecula	31854 Via Saltio	3259	\$237.00	5	2.75	12/29/2023	\$ 775,000.00	13503	0.31	961-211-002
Temecula	32037 Via Saltio	2323	\$327.00	4	2.75	12/15/2023	\$ 760,000.00	6969	0.16	961-243-014

Total Sales:	74
Average Sales Price:	\$851,777.03
Average Square Feet:	2395