

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Menifee	26573 Braddock Rd	1523	\$325.00	3	1.75	2/2/2026	\$495,000.00	7405	0.17	338-242-025
Menifee	27618 Camino Claraboya	1422	\$372.00	4	1.75	2/2/2026	\$530,000.00	5227	0.12	333-283-019
Menifee	23560 Gunther Rd	1200	\$641.00	2	1	2/2/2026	\$770,000.00	246114	5.65	309-190-030
Menifee	24296 Insignia Dr	2898	\$237.00	4	2.75	2/2/2026	\$688,000.00	6534	0.15	341-341-033
Menifee	26219 Silver Birch	4134	\$235.00	6	4	2/2/2026	\$975,000.00	10018	0.23	360-900-019
Menifee	25270 Trade Winds Dr	2235	\$351.00	4	2	2/2/2026	\$785,000.00	48787	1.12	329-070-074
Menifee	27558 Via Real	1317	\$296.00	3	1.75	2/3/2026	\$390,000.00	5662	0.13	333-272-001
Menifee	26110 Lazy Creek Rd	1633	\$394.00	4	2	2/4/2026	\$645,000.00	8276	0.19	338-261-006
Menifee	26665 Silver Ore Rd	2150	\$242.00	3	2.25	2/4/2026	\$521,000.00	6952	0.16	330-680-032
Menifee	29827 Camino Cristal	1329	\$410.00	3	2	2/5/2026	\$545,000.00	5662	0.13	340-090-021
Menifee	29443 Grande Vista Ave	2152	\$267.00	3	2.5	2/5/2026	\$575,000.00	4356	0.1	340-541-008
Menifee	26063 Ridgemoor Rd	1313	\$331.00	3	2	2/5/2026	\$435,000.00	7840	0.18	338-301-004
Menifee	25456 Wagon Trail Ln	1662	\$327.00	3	2	2/5/2026	\$545,000.00	5662	0.13	358-440-011
Menifee	26280 Allentown Dr	998	\$405.00	2	1.75	2/6/2026	\$405,000.00	9583	0.22	335-251-007
Menifee	29863 Bankside Dr	2891	\$216.00	4	2.5	2/6/2026	\$625,000.00	9583	0.22	333-581-041
Menifee	29301 Lake Hills Dr	2196	\$270.00	3	2.5	2/6/2026	\$595,000.00	9583	0.22	333-393-030
Menifee	29536 Stageline Cir	2067	\$298.00	3	1.75	2/6/2026	\$616,000.00	7405	0.17	341-260-024
Menifee	29826 Avenida De Cortez	1458	\$402.00	3	2	2/9/2026	\$587,000.00	7405	0.17	336-252-004
Menifee	28386 Fox Ridge Cv	2314	\$274.00	4	2.5	2/9/2026	\$635,000.00	7405	0.17	333-571-023
Menifee	33399 Gypsum St	1243	\$418.00	3	2	2/9/2026	\$520,000.00	9147	0.21	388-371-013
Menifee	29541 Pebble Creek Ct	2298	\$265.00	4	2.75	2/9/2026	\$610,000.00	6969	0.16	333-550-043
Menifee	26661 Potomac Dr	1308	\$343.00	3	1.75	2/9/2026	\$449,000.00	7405	0.17	338-181-012
Menifee	24958 Sunset Vista Ave	3142	\$215.00	5	3	2/9/2026	\$677,000.00	8276	0.19	341-211-004
Menifee	27213 Frost Ct	1793	\$309.00	3	2.5	2/10/2026	\$555,000.00	4791	0.11	360-062-002
Menifee	29876 Garden Grove Dr	2785	\$244.00	3	3	2/10/2026	\$682,000.00	15681	0.36	333-680-059
Menifee	27946 Panorama Hills Dr	1500	\$156.00	2	1.75	2/10/2026	\$234,500.00	6969	0.16	340-360-025
Menifee	25240 Antelope Rd	1678	\$393.00	4	1.75	2/11/2026	\$660,000.00	44866	1.03	329-350-010
Menifee	24465 Arroyo Dr	2605	\$257.00	4	2.5	2/11/2026	\$670,000.00	7840	0.18	341-400-004
Menifee	29216 Celestial Dr	3540	\$194.00	5	3	2/11/2026	\$688,000.00	5662	0.13	340-340-023
Menifee	28775 Horsetail Cir	2767	\$238.00	4	3.25	2/11/2026	\$660,000.00	7771	0.18	333-881-017



Menifee

Sales Comparables - February 2026

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Menifee	27531 Mountainside St	2610	\$237.00	4	2.5	2/11/2026	\$620,000.00	7200	0.17	364-411-013
Menifee	26115 Redoak St	1698	\$350.00	3	1.75	2/11/2026	\$595,000.00	9147	0.21	360-803-022
Menifee	24440 Reserve Ct	2468	\$263.00	4	3	2/11/2026	\$650,000.00	7405	0.17	341-331-001
Menifee	28321 Sun City Blvd	1538	\$256.00	2	1.75	2/11/2026	\$395,000.00	7840	0.18	335-312-002
Menifee	29239 Sweetbrier Ct	3391	\$212.00	5	3	2/11/2026	\$720,000.00	9147	0.21	333-640-011
Menifee	25720 Warwick Rd	1404	\$292.00	2	1.75	2/11/2026	\$410,000.00	7840	0.18	339-073-013
Menifee	30542 Gonzalez Ct	2935	\$243.00	5	3.5	2/13/2026	\$715,000.00	6050	0.14	466-440-014
Menifee	31677 Middlebrook Ln	2369	\$284.00	4	3	2/13/2026	\$675,000.00	10454	0.24	372-442-005
Menifee	28729 Mission Dr	2773	\$228.00	3	2.75	2/13/2026	\$635,000.00	7405	0.17	372-062-017
Menifee	25768 Roanoke Rd	1021	\$372.00	2	1	2/13/2026	\$380,000.00	7405	0.17	339-042-015
Menifee	29051 Snead Dr	992	\$347.00	2	1	2/13/2026	\$345,000.00	7405	0.17	338-045-005
Menifee	26437 Sun City Blvd	1098	\$387.00	2	1.75	2/13/2026	\$425,000.00	7405	0.17	337-201-002
Menifee	28385 Sun City Blvd	1367	\$157.00	2	1.75	2/13/2026	\$215,000.00	7405	0.17	335-302-034
Menifee	27241 Toro Vista St	2207	\$260.00	4	2.5	2/13/2026	\$575,000.00	6041	0.14	461-771-017
Menifee	29100 Blue Spruce Cir	2152	\$261.00	4	2	2/17/2026	\$563,000.00	12196	0.28	339-443-007
Menifee	25760 Hartwick Rd	1410	\$297.00	2	1.75	2/17/2026	\$420,000.00	7840	0.18	339-072-006
Menifee	28181 Horizon Ct	2730	\$225.00	3	2.5	2/17/2026	\$615,000.00	12632	0.29	333-393-002
Menifee	26653 Jaelene St	1367	\$310.00	2	1.75	2/17/2026	\$425,000.00	6969	0.16	335-283-010
Menifee	28306 Pewter Ct	2404	\$274.00	4	2.25	2/17/2026	\$660,000.00	7405	0.17	372-523-008
Menifee	26149 Sierra Sky St	2562	\$253.00	3	2.5	2/17/2026	\$649,000.00	9147	0.21	360-531-003
Menifee	28404 N Star Ln	2497	\$246.00	3	2.5	2/17/2026	\$615,000.00	7840	0.18	372-301-020
Menifee	30679 View Ridge Ln	1901	\$289.00	3	2.5	2/17/2026	\$550,000.00	10890	0.25	364-300-071
Menifee	25915 Warwick Rd	1961	\$211.00	3	2.25	2/17/2026	\$415,000.00	8276	0.19	339-063-010
Menifee	31846 Ives Ct	1575	\$362.00	4	1.75	2/18/2026	\$571,000.00	6098	0.14	360-791-013
Menifee	25831 Wilderness Way	2504	\$285.00	4	3	2/18/2026	\$715,500.00	10890	0.25	358-522-044
Menifee	29497 Wooden Boat Dr	1840	\$315.00	3	2	2/18/2026	\$580,000.00	7405	0.17	333-710-078
Menifee	28839 Carmel Rd	1098	\$277.00	2	1.75	2/19/2026	\$305,000.00	6969	0.16	337-215-013
Menifee	25164 Forest Hills Dr	2063	\$259.00	2	1.75	2/19/2026	\$535,000.00	6808	0.16	330-670-040
Menifee	29877 Gifhorn Ct	988	\$536.00	2	2	2/19/2026	\$530,000.00	7405	0.17	339-313-017
Menifee	26405 Mallory Ct	1860	\$309.00	3	1.75	2/19/2026	\$575,000.00	6098	0.14	360-781-013

Deemed reliable but not guaranteed

Menifee

Deemed reliable but not guaranteed



Menifee

Sales Comparables - February 2026

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Menifee	28929 Raintree Dr	1560	\$307.00	2	1.75	2/19/2026	\$480,000.00	5662	0.13	340-200-049
Menifee	28368 Sun City Blvd	1705	\$243.00	2	1.75	2/19/2026	\$415,000.00	7405	0.17	335-352-007
Menifee	30938 Thorn Tree Way	2473	\$260.00	4	2.75	2/19/2026	\$645,000.00	7405	0.17	364-212-003
Menifee	29916 Lomond Dr	2785	\$248.00	4	2.5	2/20/2026	\$692,500.00	8712	0.2	333-740-001
Menifee	32683 Mckiernan Ln	2653	\$259.00	4	3.5	2/20/2026	\$689,000.00	8712	0.2	466-420-033
Menifee	26286 Silver Birch	4134	\$227.00	6	4	2/20/2026	\$940,000.00	7492	0.17	360-901-010
Menifee	29101 Springshores Dr	2090	\$267.00	3	2.5	2/20/2026	\$560,000.00	6534	0.15	333-340-012
Menifee	28314 Valombrosa Dr	974	\$403.00	2	1.75	2/20/2026	\$393,000.00	3920	0.09	340-070-037
Menifee	32234 Bullard St	2497	\$276.00	4	3	2/23/2026	\$690,000.00	5144	0.12	466-441-003
Menifee	29841 Incense Ct	2360	\$107.00	4	2.25	2/23/2026	\$253,500.00	7026	0.16	340-671-032
Menifee	30261 Tattersail Way	2857	\$215.00	4	2.75	2/23/2026	\$615,000.00	6098	0.14	364-230-009
Menifee	30929 Windy Ridge Way	2088	\$263.00	4	1.75	2/23/2026	\$550,000.00	7405	0.17	364-410-001
Menifee	28215 Cobbler Ct	2731	\$183.00	5	3	2/24/2026	\$500,000.00	7840	0.18	329-372-015
Menifee	29182 Crestline Dr	988	\$465.00	2	2	2/24/2026	\$460,000.00	7405	0.17	339-342-010
Menifee	28398 Inverness Ct	1867	\$299.00	3	2.75	2/24/2026	\$560,000.00	6098	0.14	340-110-020
Menifee	24892 Paradise Meadows Dr	3144	\$308.00	5	3.5	2/24/2026	\$969,000.00	6969	0.16	358-690-014
Menifee	27152 Presley St	2011	\$157.00	3	1.75	2/24/2026	\$316,000.00	8276	0.19	335-315-011
Menifee	27138 Terrytown Rd	988	\$456.00	2	2	2/24/2026	\$451,500.00	7405	0.17	336-191-016
Menifee	29200 Paperflower Ln	2898	\$251.00	4	3	2/25/2026	\$730,000.00	15681	0.36	339-492-009
Menifee	26535 Rim Creek Path	1656	\$335.00	2	2	2/25/2026	\$555,000.00	5662	0.13	360-820-036
Menifee	26615 Silver Ore Rd	2063	\$247.00	2	1.75	2/25/2026	\$511,000.00	6642	0.15	330-670-035
Menifee	29504 Castlewood Dr	2085	\$272.00	5	2.5	2/26/2026	\$569,000.00	4791	0.11	340-523-012
Menifee	28253 Harmony Ln	1690	\$245.00	2	2	2/26/2026	\$415,000.00	4791	0.11	340-275-001
Menifee	26539 Penny Hedge	1946	\$303.00	3	1.75	2/26/2026	\$590,000.00	7614	0.17	360-931-030
Menifee	25382 Rocking Horse Ct	1698	\$323.00	3	2	2/26/2026	\$550,000.00	6098	0.14	358-540-026
Menifee	26645 Silver Ore Rd	2063	\$247.00	2	1.75	2/26/2026	\$511,000.00	6851	0.16	330-680-030
Menifee	25004 Crestpeak Ct	3581	\$244.00	5	2.75	2/27/2026	\$875,000.00	12196	0.28	339-432-029
Menifee	26625 Emperor Rd	2032	\$276.00	4	2	2/27/2026	\$562,000.00	6969	0.16	459-310-035
Menifee	28400 Gold Dust Ct	2823	\$194.00	3	3	2/27/2026	\$550,000.00	9583	0.22	340-220-033
Menifee	30779 Lajoe St	2588	\$266.00	4	2	2/27/2026	\$689,000.00	7405	0.17	360-434-002



Menifee

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City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Menifee	31139 Little Camille Way	2072	\$289.00	3	2	2/27/2026	\$600,000.00	10018	0.23	360-530-002
Menifee	27294 Pinehurst Rd	1404	\$277.00	2	1.75	2/27/2026	\$389,000.00	6534	0.15	336-130-011
Menifee	28436 Port Cv	2908	\$260.00	4	2.5	2/27/2026	\$758,000.00	13939	0.32	333-523-016
Menifee	31818 Ruxton St	2489	\$253.00	3	2	2/27/2026	\$630,000.00	7840	0.18	360-591-018
Menifee	25106 Wooden Gate Dr	1598	\$366.00	3	2	2/27/2026	\$585,000.00	6969	0.16	339-421-020

Total Sales:	95
Average Sales Price:	\$569,415.79
Average Square Feet:	2082