



Thermal
Sales Comparables - February 2026

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|---------|-----------------------|-------|----------------|-----|------|-----------|----------------|-----------|--------|-------------|
| Thermal | 62101 Tyler St | 1200 | \$345.00 | 3 | 1.75 | 2/6/2026 | \$415,000.00 | 41817 | 0.96 | 751-030-002 |
| Thermal | 54878 Harrison St | 3867 | \$193.00 | 2 | 1.75 | 2/18/2026 | \$750,000.00 | 87120 | 2 | 763-240-010 |
| Thermal | 86873 Newton Way | 4277 | \$1,063.00 | 3 | 5 | 2/27/2026 | \$4,550,000.00 | 7405 | 0.17 | 759-220-009 |
| Thermal | 61029 Watkins Glen Dr | 5715 | \$1,006.00 | 4 | 4.5 | 2/27/2026 | \$5,750,000.00 | 7405 | 0.17 | 759-240-007 |

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|-----------------------------|----------------|
| Total Sales: | 4 |
| Average Sales Price: | \$2,866,250.00 |
| Average Square Feet: | 3765 |