



Angelus Oaks

Sales Comparables - March 2024

City	Address	Sq Ft	Cost Per Sq Ft	Bed	Bath	Sale Date	Sales Price	Lot Sq Ft	Lot Ac	APN
Angelus Oaks	6304 Cedar Ct	1260	\$ 313.00	2	1	3/1/2024	\$ 395,000.00	43105	0.99	0305-742-35-0000
Angelus Oaks	5865 Mountain Home Creek Rd	4039	\$ 203.00	4	3	3/27/2024	\$ 820,000.00	14276	0.33	0305-061-22-0000

Total Sales:	2
Average Sales Price:	\$607,500.00
Average Square Feet:	2650

Deemed reliable but not guaranteed

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