

Condominium

RESIDENTIAL

20645 ROSCOE BLVD

WINNETKA, CA 91306

\$623,000 TopHap Estimate · \$393 / ft² · confidence 92 · as of Jun 23, 2026



3

BEDS

3

BATHS

1,586 ft²

LIVING AREA

2.49 ac

LOT SIZE

1981

YEAR BUILT

VALUATION

\$623K

\$573K low

\$673K high

Last Sale

\$239,000 · Jun 18, 2013

Est. Owner Equity

\$443,825

Loan-to-Value

29%

TAX & ASSESSMENT

Property Tax	\$4,518 (2025)
Assessed Value	\$354,641
Previous Assessed	\$347,688

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	LOS ANGELES
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 17, 2013	Quitclaim	Quit Claim Transfer			\$179K
May 6, 2013	Resale	Grant Deed	\$239,000	\$151	
Dec 5, 2006	Resale	Grant Deed	\$474,000	\$299	\$379K
Sep 22, 2005	Quitclaim	Quit Claim Transfer			
Apr 7, 2004	Resale	Grant Deed	\$333,500	\$210	\$267K
Dec 5, 1994	Resale	Grant Deed	\$150,000	\$95	\$98K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Limerick Avenue Elementary	Elementary	PK–5	0.4 mi
John A. Sutter Middle School	Middle	6–8	1.4 mi
Chatsworth Charter High School	High	9–12	2.2 mi

District: Los Angeles Unified School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 91306

76 CRIME INDEX	117 AIR POLLUTION	45,234 POPULATION	\$78K MEDIAN IN-COME	64°F AVG TEMP	73% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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