

Condominium

RESIDENTIAL

1920 RORY LN

SIMI VALLEY, CA 93063

\$548,342 TopHap Estimate · \$426 / ft² · confidence 91 · as of Jul 14, 2026



2

BEDS

2.5

BATHS

1,287 ft²

LIVING AREA

0.17 ac

LOT SIZE

1984

YEAR BUILT

2

STORIES

4

ROOMS

1

PARKING

VALUATION

\$548K

\$500K low

\$596K high

Last Sale

\$545,000 · Oct 15, 2025

Est. Owner Equity

\$30,592

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$5,270 (2025)
Assessed Value	\$545,000
Previous Assessed	\$428,250

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	VENTURA
Lot (acres)	0.17
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	61 WILDFIRE	46 HEAT	34 STORM	85 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 23, 2025	Resale	Grant Deed	\$545,000	\$423	\$518K
Dec 30, 2019	Financing	Intrafamily Transfer			\$328K
Jan 27, 2017	Resale	Grant Deed	\$369,000	\$287	\$332K
Feb 3, 2017	Quitclaim	Quit Claim Transfer			
Oct 23, 2012	Resale	Grant Deed	\$260,000	\$202	
Jul 27, 2012	Non-arms-length	Trustees Deed	\$371,369	\$289	
Jun 2, 2005	Resale	Grant Deed	\$405,000	\$315	\$12K
Oct 2, 2003	Quitclaim	Quit Claim Transfer			
May 9, 2002	Resale	Grant Deed	\$213,000	\$166	\$170K
Dec 28, 1995	Resale	Grant Deed	\$119,000	\$92	\$113K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Knolls Elementary School	Elementary	KG–6	0.6 mi
Simi Valley High School	High	9–12	0.8 mi

Valley View Middle School	Middle	6–8	2.8 mi
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District: Simi Valley 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 93063

72 CRIME INDEX	114 AIR POLLUTION	54,519 POPULATION	\$112K MEDIAN IN-COME	63°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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