

Single Family Residence

RESIDENTIAL

7013 WINNETKA AVE

WINNETKA, CA 91306

\$677,663

TopHap Estimate · \$511 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,327 ft²

LIVING AREA

0.17 ac

LOT SIZE

1953

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$678K

\$647K low

\$709K high

Est. Owner Equity

\$428,663

Loan-to-Value

35%

TAX & ASSESSMENT

Property Tax	\$2,675 (2025)
Assessed Value	\$203,074
Previous Assessed	\$199,093

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	LOS ANGELES
Lot (acres)	0.17
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Floor/Wall Furnace
Cooling	Evaporative
Garage	Garage, Attached
Pool	No

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fullbright Elementary	Elementary	PK–5	0.3 mi
John A. Sutter Middle School	Middle	6–8	0.4 mi
Taft Charter High School	High	9–12	2.0 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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