

Condominium

RESIDENTIAL

1878 RORY LN

SIMI VALLEY, CA 93063

\$598,127 TopHap Estimate · \$376 / ft² · confidence 97 · as of Jul 14, 2026



2

BEDS

2.5

BATHS

1,591 ft²

LIVING AREA

0.17 ac

LOT SIZE

1981

YEAR BUILT

2

STORIES

4

ROOMS

2

PARKING

VALUATION

\$598K

\$579K low

\$617K high

Last Sale

\$450,000 · Sep 19, 2019

Est. Owner Equity

\$238,127

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$5,894 (2025)
Assessed Value	\$501,980
Previous Assessed	\$492,138

PROPERTY FACTS

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

Patio · 54 ft²

CLIMATE RISK

63
FLOOD

62
WILDFIRE

46
HEAT

34
STORM

85
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 27, 2019	Resale	Grant Deed	\$450,000	\$283	\$360K
Jul 25, 2012	Resale	Grant Deed	\$245,000	\$154	\$184K
Jul 16, 2012	Quitclaim	Quit Claim Transfer			
Aug 2, 2012	Recorded document	Grant Deed			
Jul 16, 2012	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Knolls Elementary School	Elementary	KG–6	0.5 mi
Simi Valley High School	High	9–12	0.9 mi
Valley View Middle School	Middle	6–8	2.8 mi

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
--------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------