

Condominium

RESIDENTIAL

1948 RORY LN

SIMI VALLEY, CA 93063

\$597,021 TopHap Estimate · \$377 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,583 ft²

LIVING AREA

0.17 ac

LOT SIZE

1984

YEAR BUILT

2

STORIES

5

ROOMS

2

PARKING

VALUATION

\$597K

\$577K low

\$617K high

Last Sale

\$455,000 · Sep 14, 2020

Est. Owner Equity

\$86,421

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$5,945 (2025)
Assessed Value	\$499,594
Previous Assessed	\$489,799

PROPERTY FACTS

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

CLIMATE RISK

41
FLOOD

61
WILDFIRE

46
HEAT

34
STORM

85
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 12, 2020	Resale	Grant Deed	\$455,000	\$287	\$428K
Aug 5, 1999	Resale	Grant Deed	\$173,500	\$110	\$165K
Jul 18, 1997	Resale	Grant Deed	\$143,000	\$90	\$138K
May 24, 1988	Resale	Grant Deed	\$137,500	\$87	\$124K

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

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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