

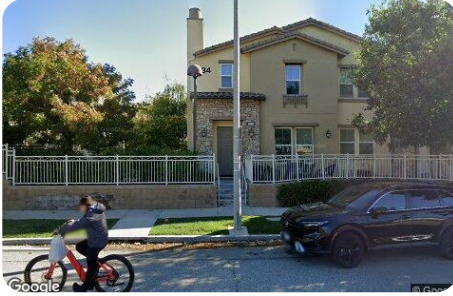
Condominium

RESIDENTIAL

2239 ROLLING RIVER LN

SIMI VALLEY, CA 93063

\$697,158 TopHap Estimate · \$424 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,644 ft²

LIVING AREA

0.49 ac

LOT SIZE

2013

YEAR BUILT

2

STORIES

5

ROOMS

2

PARKING

VALUATION

\$697K

\$653K low

\$742K high

Last Sale

\$682,000 · Aug 14, 2023

Est. Owner Equity

\$185,658

Loan-to-Value

73%

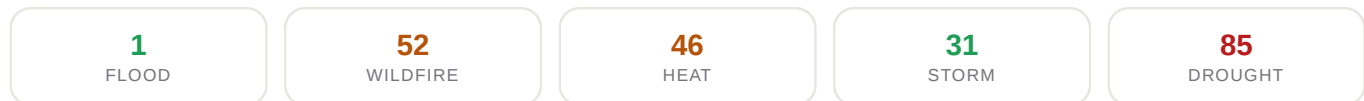
TAX & ASSESSMENT

Property Tax	\$7,690 (2025)
Assessed Value	\$709,552
Previous Assessed	\$695,640

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	VENTURA
Lot (acres)	0.49
Fireplace	Yes
Pool	No

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 2, 2023	Resale	Grant Deed	\$682,000	\$415	\$512K
Aug 28, 2018	Resale	Grant Deed	\$475,000	\$289	
Sep 1, 2015	Quitclaim	Quit Claim Transfer			
Sep 5, 2013	Resale	Grant Deed	\$419,500	\$255	\$310K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Santa Susana Elementary School	Elementary	KG–6	0.3 mi
Valley View Middle School	Middle	6–8	1.4 mi
Simi Valley High School	High	9–12	1.5 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	Owner occupied
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