

Single Family Residence **RESIDENTIAL**

2519 RADFORD CT

SIMI VALLEY, CA 93063

\$783,917 TopHap Estimate · \$456 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,719 ft²

LIVING AREA

4,270 ft²

LOT SIZE

1984

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$784K

\$748K low

\$820K high

Last Sale

\$555,000 · Jun 15, 2017

Est. Owner Equity

\$335,917

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$7,819 (2025)
Assessed Value	\$657,000
Previous Assessed	\$644,118

PROPERTY FACTS

Property Type	Single Family Residence
County	VENTURA
Lot (acres)	0.10
Fireplace	Yes
Pool	No

Patio · 864 ft²

CLIMATE RISK

45 FLOOD	27 WILDFIRE	45 HEAT	30 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
Apr 7, 2017	Resale	Grant Deed	\$555,000	\$323	\$472K
Aug 6, 1999	Resale	Grant Deed	\$230,000	\$134	\$212K
Nov 16, 1990	Resale	Grant Deed	\$228,000	\$133	\$182K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sycamore Elementary School	Elementary	KG–6	0.6 mi
Hillside Middle School	Middle	6–8	2.1 mi
Simi Valley High School	High	9–12	2.7 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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