

Single Family Residence **RESIDENTIAL**

20433 ROSCOE BLVD

WINNETKA, CA 91306

\$789,069 TopHap Estimate · \$561 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,406 ft²

LIVING AREA

0.17 ac

LOT SIZE

1954

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$789K

\$733K low

\$845K high

Last Sale

\$219,500 · Apr 2, 2002

Est. Owner Equity

\$263,214

Loan-to-Value

71%

TAX & ASSESSMENT

Property Tax	\$5,536 (2025)
Assessed Value	\$439,610
Previous Assessed	\$430,991

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	LOS ANGELES
Lot (acres)	0.17
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Evaporative
Fireplace	Yes
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 6, 2013	Quitclaim	Quit Claim Transfer			
Feb 28, 2013	Quitclaim	Quit Claim Transfer			
Oct 27, 2009	Financing	Intrafamily Transfer			\$256K
Sep 24, 2004	Recorded document	Grant Deed			
Oct 1, 2004	Quitclaim	Quit Claim Transfer			\$270K
Apr 2, 2002	Resale	Grant Deed	\$219,500	\$156	\$216K
Jun 16, 1999	Quitclaim	Quit Claim Transfer			
Oct 29, 1954	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Limerick Avenue Elementary	Elementary	PK–5	0.4 mi
John A. Sutter Middle School	Middle	6–8	1.3 mi
Cleveland Charter High School	High	9–12	1.8 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	Owner occupied
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