

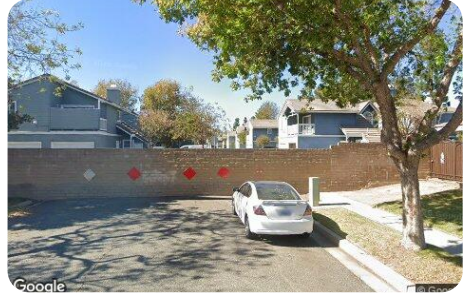
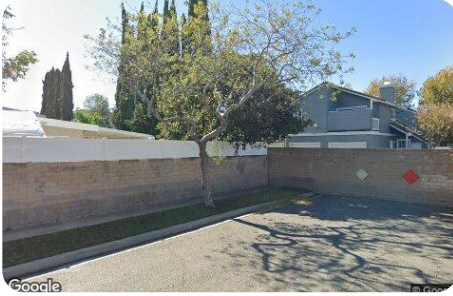
Condominium

RESIDENTIAL

1890 RORY LN

SIMI VALLEY, CA 93063

\$584,500 TopHap Estimate · \$517 / ft² · confidence 95 · as of Jun 23, 2026



2

BEDS

2.5

BATHS

1,131 ft²

LIVING AREA

0.17 ac

LOT SIZE

1981

YEAR BUILT

2

STORIES

4

ROOMS

1

PARKING

VALUATION

\$585K

\$555K low

\$614K high

Last Sale

\$184,500 · Jul 24, 2001

Est. Owner Equity

\$434,500

Loan-to-Value

26%

TAX & ASSESSMENT

Property Tax	\$3,564 (2025)
Assessed Value	\$277,979
Previous Assessed	\$272,529

PROPERTY FACTS

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

CLIMATE RISK

48
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
May 16, 2023	Financing	Intrafamily Transfer			
Jul 25, 2007	Quitclaim	Quit Claim Transfer			
Jul 24, 2001	Resale	Grant Deed	\$184,500	\$163	
Jun 15, 1999	Non-arms-length	Grant Deed	\$42,000	\$37	\$84K
Aug 13, 1997	Resale	Grant Deed	\$118,000	\$104	\$58K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Knolls Elementary School	Elementary	KG–6	0.5 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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