

Single Family Residence **RESIDENTIAL**

2160 ROSECRANS ST

SIMI VALLEY, CA 93065

\$685,260 TopHap Estimate · \$574 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,194 ft²

LIVING AREA

0.15 ac

LOT SIZE

1964

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$685K

\$633K low

\$738K high

Est. Owner Equity

\$685,260

TAX & ASSESSMENT

Property Tax	\$1,391 (2025)
Assessed Value	\$64,899
Previous Assessed	\$63,627

PROPERTY FACTS

Property Type	Single Family Residence
County	VENTURA
Lot (acres)	0.15
Pool	No

Patio · 360 ft²

CLIMATE RISK

1
FLOOD

65
WILDFIRE

43
HEAT

30
STORM

85
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 10, 2019	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillside Middle School	Middle	6–8	0.2 mi
Crestview Elementary School	Elementary	KG–6	0.4 mi
Royal High School	High	9–12	1.0 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 93065

62 CRIME INDEX	111 AIR POLLUTION	71,047 POPULATION	\$112K 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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