



City, Address, School, Agent, ZIP

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Real Estate Agents

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585 Chippendale Ave
Simi Valley, CA 93065

\$841,000

Listed at Price

Redfin Estimate: \$828,208 On Redfin: 88 days
Status: Backup Offers Accepted

4
Beds

4.5
Baths

4,109 Sq. Ft.
\$205 / Sq. Ft.



Sale Pending

The seller has accepted an offer, and the property is now pending or under contract.



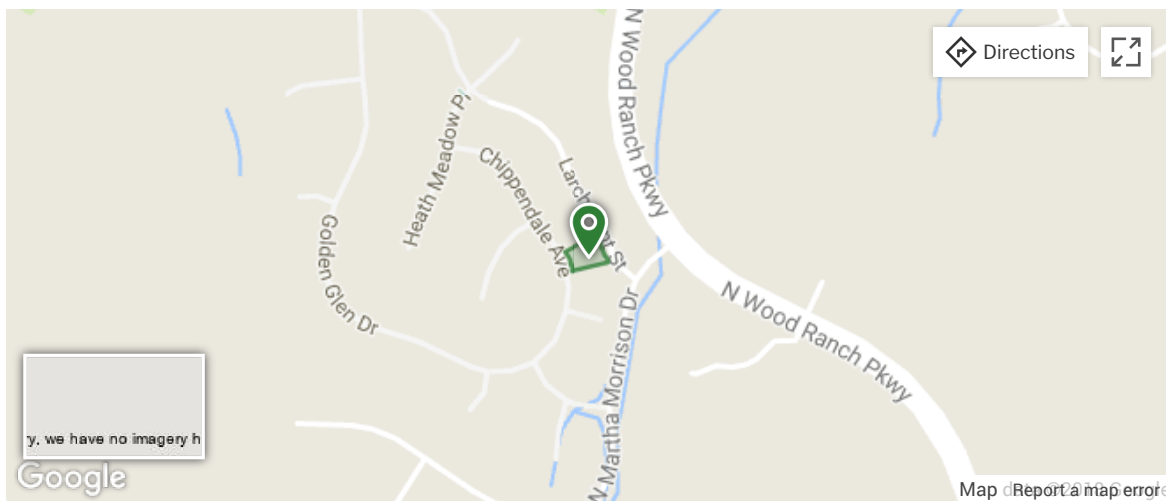
Street View

About This Home

This property is now under auction terms. All offers should be submitted through www.Auction.com. This property is subject to a 5% buyer's premium pursuant to the Auction Terms & Conditions (minimums may apply). All auction assets will be sold subject to seller

[Continue reading](#) ▾

HOA Dues	\$201/month	Property Type	Residential, Single Family
Style	Two Level, Contemporary, Mediterranean	Community	Simi Wood Ranch
County	<u>Ventura</u>	MLS#	218005511
Built	1990	Lot Size	0.29 acres



-- min · [Add a Commute](#)

Listed by Harry Cheung · Keller Williams Exclusive Properties · BRE #01016781

Listed by Robert Harris • BRE #00971308
Last updated 8 hours ago • Source: VCRDS

Payment Calculator

\$4,503 per month

30 Year Fixed, 4.490% Interest ⓘ

● Principal and Interest	\$3,405
● Property Taxes	\$743
● HOA Dues	\$201
● Homeowners' Insurance	\$154

Home Price

\$841,000

Down Payment

\$168,200

20%

[Customize Calculations](#) [Compare Mortgage Rates](#)

Nearby Similar Homes

Property Details for 585 Chippendale Ave

Interior Features

Bedroom Information

- Main Floor Bedroom, Master Retreat, Master Suite, Walk-in Closet

Bathroom Information

- # of Baths (Full): 4
- # of Baths (1/2): 1
- Shower Stall

Kitchen Information

- Granite Counters, Island
- Built-In Gas, Cooktop (Gas)

Additional Rooms

- Eating Area, Breakfast Counter/Bar, Kitchen Island
- Dining Room, Master Bedroom, Den, Great Room, Bonus Room, Den/Office, Entry, Family Room, Office, Retreat

Equipment

- Central Vacuum, Dishwasher, Garbage Disposal, Gas Dryer Hookup, Gas or Electric Dryer Hookup, Refrigerator, Trash Compactor, Vented Exhaust Fan
- Cable TV

Laundry Information

- Laundry Room

Fireplace Information

- Has Fireplace
- Other Features (See Remarks)
- Gas
- In Family Room, In Living Room, In Master Bedroom, In Master Retreat

Interior Features

- Carpet, Ceramic Tile Floors, Laminated Floors, Other Flooring (See Remarks)

Heating & Cooling

- Central Furnace, Fireplace, Forced Air Heating
- Natural Gas Heating
- Air Conditioning, Central Air Conditioning, Dual Cooling
- Water Heater

Parking / Garage, Homeowners Association, Utilities, Location Details**Parking Information**

- # of Garage Spaces: 3
- # of Remote Controls: 2
- Driveway (Concrete), Garage Door Opener, Gated
- Parking Type: Garage (Three Door), Garage is Attached

Homeowners Association Information

- Has HOA
- Fee #1: \$113
- Fee #1 Frequency: Monthly
- Fee #2: \$88
- Fee #2 Frequency: Monthly

- Call for Rules
- Amenities: Gated Community, Other (See Remarks)
- Name: Sycamore Canyon
- Association Phone Number: (805) 413-1170

Utility Information

- Other 220V Location (See Remarks)
- Sewer In Street (Paid), Sewer In, Connected & Paid
- Public Water

Location Information

- Cross Streets: Wood Ranch Parkway Martha Morrison

Exterior Features**Pool & Spa Information**

- Has Pool
- Gunite Pool, In Ground Pool
- Has Spa
- In Ground Spa

Building Information

- Total Floors: 2
- Year Built Source: Assessor

- Main Level Entry
- Double Door Entry
- Frame Exterior, Stucco Exterior, Wood Exterior
- Spanish Clay Tile Roof
- Concrete Slab Foundation
- Builders Tract Code: Legacy Collection-363 - 363

Property / Lot Details**Property Features**

- Other Security Features (See Remarks)
- Balcony

Lot Information

- Lot Size (Sq. Ft.): 12,492
- Lot Size (Acres): 0.29
- Lot Size Source: Public Records
- Back Yard, Fenced Yard, Landscaped, Irregular Shape, Street Paved, Private Street
- Block Wall Fence, Wrought Iron Fence
- Zoning: RL-2.8








Property Information

- Detached/No Common Walls
- Fixer, Cosmetic Repairs
- Land Ownership: Fee Simple
- Square Footage Source: Public Records
- Tax Parcel Number: 5800370105
- Management Company Name: The Emmons Company
- Management Company Phone #: (805) 413-1170
- 2nd Management Company Name: The Emmons Company
- 2nd Management Company Phone #: (805) 413-1170

Listing Information	
Listing Information <ul style="list-style-type: none"> • Possession: Close Of Escrow • Listing Terms: Cash, Cash To New Loan, Conventional 	Listing Co-Office <ul style="list-style-type: none"> • Name: Keller Williams Exclusive Properties
Agent & Office Information	
Co-Listing Agent Information <ul style="list-style-type: none"> • First Name: Robert • Last Name: Harris 	

Details provided by VCRDS and may not match the public record. [Learn more.](#)

Redfin Tour Insights for 585 Chippendale Ave

 Heavy Touring
  Open Floorplan
  Lots of Light
  Needs Work
  Killer Views
  Big Backyard
  Must See
  Street Noise

Property has been neglected. Needs a thorough renovation inside and out. Attractive gated community.

Was this helpful? [Yes](#) - [No](#)


Redfin Associate Agent Stephanie Fielden
saw this home 1 month ago

[View 1 insight from previous listings](#) 

Redfin Estimate for 585 Chippendale Ave

\$828,208

-\$13K under list price of \$841K [Show History](#)

Estimate based on these recent sales. 

 SOLD 11/14/17

 SOLD 6/25/18



Sale Price

★ **\$912,000**

584 Chippendale Ave
Simi Valley, CA 93065

4

Beds

3.5

Baths

3,506

Sq. Ft.

Sale Price

\$855,000

490 Krenwinkle Ct
Simi Valley, CA 93065

4

Beds

4

Baths

3,639

Sq. Ft.



Track this home's value and get nearby sales activity [Claim This Home](#)

Property History for 585 Chippendale Ave

Date	Event & Source	Price
Aug 1, 2018	Pending (Backup Offers Accepted)	—
Jul 23, 2018	Price Changed	\$841,000
Jun 12, 2018	Price Changed	\$884,500

[See all property history](#) ▾

** Price available after [signing in](#).

Public Facts for 585 Chippendale Ave

Taxable Value

Tax Record

Land	\$529,000	2017	\$12,414
Additions	\$564,000		
Total	\$1,093,000		

Home Facts

Beds	4	Lot Size	0.29 Acres
Baths	4	Style	Single Family Residential
Finished Sq. Ft.	4,109	Year Built	1990
Unfinished Sq. Ft.	—	Year Renovated	—
Total Sq. Ft.	4,109	County	Ventura County
Stories	2	APN	5800370105

Home facts updated by county records on Apr 7, 2018.

Activity for 585 Chippendale Ave

--	--	--	--



2216
Views



18
Favorites



7
X-Outs



Redfin Tours

Schools

Serving This Home Elementary Middle High

School Name	Distance
<p>Wood Ranch Elementary School</p> <p>Public • K to 6 • Serves this home</p> <p>GreatSchools Rating: 7/10</p> <p>Parent Rating: ★★★★★</p> <p>See homes this school serves</p>	0.7 mi
<p>Sinaloa Middle School</p> <p>Public • 6 to 8 • Serves this home</p> <p>GreatSchools Rating: 6/10</p> <p>Parent Rating: ★★★★★☆</p> <p>See homes this school serves</p>	2.3 mi
<p>Royal High School</p> <p>Public • 9 to 12 • Serves this home</p> <p>GreatSchools Rating: 7/10</p> <p>Parent Rating: ★★★★★☆</p> <p>See homes this school serves</p>	2.7 mi

School data provided by [GreatSchools](#). School service boundaries are intended to be used as reference only. To verify enrollment eligibility for a property, contact the school directly.

Neighborhood Info for 585 Chippendale Ave

[California](#) > [Simi Valley](#) > [93065](#)

Transportation in 93065



6 /100

Car-Dependent

Walk Score®

This area is **car dependent** — almost all errands require a car.

93065 Real Estate Sales (Last 30 days)

Median List Price	\$643,999	Avg. # Offers	—
Median \$ / Sq. Ft.	\$326	Avg. Down Payment	—
Median Sale / List	99%	# Sold Homes	95

What It Takes to Win an Offer near 93065

~\$550K Offer		8 Weeks Ago	
3 Beds, 2 Baths, ~1,000 Sq. Ft. House			
Offer Not Accepted — Sold for \$550K			
6%	5	—	—
Over List Price	Days on Market	Competing Offers	Down Payment
We had a strong offer, 10 percent over asking. Lost out to a stronger offer.			

[Timothy Fletcher](#)

Redfin Agent

~\$500K Offer

8 Weeks Ago

3 Beds, 2 Baths, ~1,000 Sq. Ft. House

Winning Offer

2%

8

—

<10%

Under List Price

Days on Market

Competing Offers

Down Payment

Submitted offer for \$6,000 under asking with a VA loan. We accompanied the offer with a personal letter from the buyer to the seller and was able to make a connection... [More](#)

[Shannon Padgett](#)

Redfin Agent

~\$650K Offer

16 Weeks Ago

4 Beds, 2 Baths, ~2,000 Sq. Ft. House

Offer Not Accepted — Sold for \$650K

0%

7

2

~10%

Over List Price

Days on Market

Competing Offers

Down Payment

Wrote a strong offer at list price, but lost out to over asking offer.

[Dolores Park](#)

Redfin Agent

~\$550K Offer

17 Weeks Ago

4 Beds, 2 Baths, ~1,500 Sq. Ft. House

Offer Not Accepted — Sold for \$550K

1%	55	3	—
Over List Price	Days on Market	Competing Offers	Down Payment

Multiple offers on property. Client was willing to sign contingencies from seller,

[Dana Warner](#)
Redfin Agent

~\$950K Offer

18 Weeks Ago

5 Beds, 3.5 Baths, ~2,750 Sq. Ft. House

Winning Offer

4%	122	—	~60%
Under List Price	Days on Market	Competing Offers	Down Payment

We went in strong with 50% down and a super clean offer. After a few counters, we were able to come to an agreement.

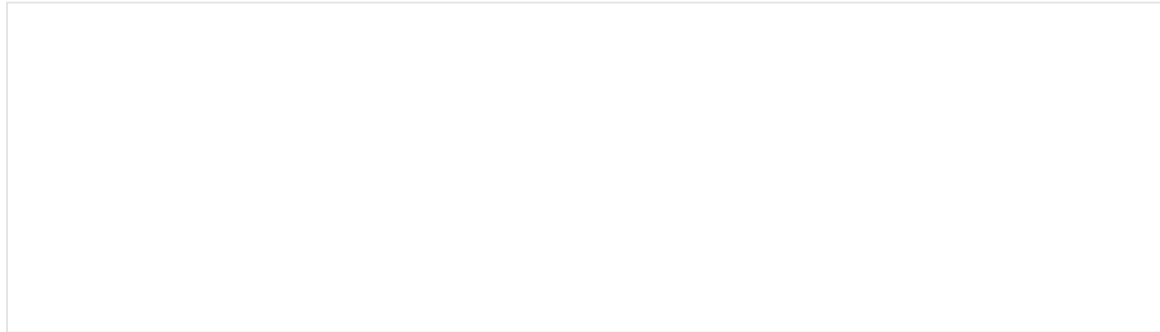
[Tracey Thomas](#)
Redfin Agent

Median Real Estate Values

Location	List Price	\$ / Sq. Ft.	Sale / List
Woodranch	\$759,900	\$309	98.6%
Legacy Collection	\$1,015,000	\$253	100.0%

Location	List Price	\$ / Sq. Ft.	Sale / List
93065	\$619,250	\$327	99.5%
Simi Valley	\$612,990	\$329	99.3%
Ventura County	\$682,400	\$361	98.8%

\$/Sq. Ft. Houses in 93065



Similar Homes to 585 Chippendale Ave

Nearby Homes for Sale

OPEN SUN, 1PM TO 4PM

0.9
mi.

OPEN SUN, 12PM TO 5PM

1.6
mi.

1.7
mi.

\$1,059,000

539 Winncastle St
Simi Valley, CA 93065

4 4 3,639
Beds Baths Sq. Ft.

\$1,079,000

2875 Silk Oak Ave
Thousand Oaks, CA 91362

4 3 2,670
Beds Baths Sq. Ft.

\$999,999

3053 Eagles Claw Ave
Thousand Oaks, CA 91362

4 3 2,734
Beds Baths Sq. Ft.

2.7
mi.

OPEN SAT, 1PM TO 4PM

1.1
mi.

0.9
mi.

★ \$949,950
1795 Rambling Rd
Simi Valley, CA 93065

3 2.5 2,426
Beds Baths Sq. Ft.

★ \$850,000
80 West Boulder Creek ...
Simi Valley, CA 93065

5 4 3,180
Beds Baths Sq. Ft.

\$949,997
85 High Knoll Ct
Simi Valley, CA 93065

5 4.5 3,180
Beds Baths Sq. Ft.

Homes similar to 585 Chippendale Ave are listed between \$650K to \$1,595K at an average of \$340 per square foot.

585 Chippendale Ave is a house in Simi Valley, CA 93065. This 4,109 square foot house sits on a 0.29 acre lot and features 4 bedrooms and 4.5 bathrooms. This house has been listed on Redfin since May 08, 2018 and is currently priced at \$841,000. The price of 585 Chippendale Ave has decreased \$88,900 during that time. This property was built in 1990. Based on Redfin's Simi Valley data, we estimate the home's value is \$828,208, which is 1.5% less than its current list price. Comparable nearby homes include [584 Chippendale Ave](#), [490 Krenwinkle Ct](#), and [267 High Meadow St](#). The closest school is Wood Ranch Elementary School. The closest coffee shop is Starbucks. Nearby restaurants include Wood Ranch Bistro, SUBWAY® Restaurants and Cammarano's Neighborhood Grill. 585 Chippendale Ave is near Rancho Madera Community Park, Sycamore Canyon Park and Coyote Hills Park. This address can also be written as 585 Chippendale Avenue, Simi Valley, California 93065.

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🏠 California BRE #01521930

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GreatSchools Ratings provided by [GreatSchools.org](#).