



10831 Roycroft St #78

Sun Valley, CA 91352

\$509,000

Listed at Price

3

Beds

2.5

Baths

1,385 Sq. Ft.

\$368 / Sq. Ft.

Redfin Estimate: \$507,255 On Redfin: 21 days

Status: Active Under Contract

ACCEPTING BACKUP OFFERS



Street View

Go Tour This Home

MONDAY 4
TUESDAY 5
WEDNESD 6
MAR MAR

Live

Chat

Schedule Tour

It's free, with no obligation — cancel anytime

[Ask a Question](#)

[\(818\) 938-1410](tel:(818)938-1410)

Redfin Refund: \$1,327 ⓘ

Savings when you buy with a Redfin Agent

[Start an Offer](#)

Immaculate 2-story townhouse with a bright, sunny kitchen and plenty of counter space. Features beautifully tiled bathrooms, hardwood floors in living area and new carpets in the bedrooms, newly painted interior, beautiful fireplace in living room, walk-in closet in en-suite

[Continue reading](#) ▾

HOA Dues	\$400/month
Property Type	Townhouse
Community	SUNV - Sun Valley
County	Los Angeles
MLS#	319000469
Built	1979
Lot Size	18.11 acres

 Directions



Google

 Live



6+ hours in rush hour to Costco Wholesale, Sparks, NV

Map [Report a map error](#)

[Add a Commute](#)

Listed by Armine Badikyan • BRE #01901526 • Terra Trade, Inc

Last updated 12 minutes ago • Source: i-Tech MLS

Open Houses

No upcoming open houses

Tour on your schedule with a Redfin Agent.

Next available: Today at 2:00 PM •

[Schedule Tour](#)

\$3,069 per month

30 Year Fixed, 4.390% Interest ⓘ

● Principal and Interest	\$2,0
● Property Taxes	\$5
● HOA Dues	\$4
● Homeowners' Insurance	\$

Home Price

\$509,000

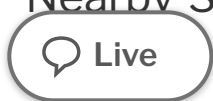
Down Payment

\$101,800

20%

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

Nearby Similar Homes



Chat

Property Details for 10831 Roycroft Street Unit 78

Interior Features

Bathroom Information

- # of Baths (Full): 2
- # of Baths (1/2): 1

Fireplace Information

- Decorative, Electric, Living Room
- Has Fireplace

Flooring Information

- Wood

Interior Features

- Levels: Two
- Spa Features: In Ground
- Has Spa

Parking / Garage, Exterior Features, Homeowners Association, Taxes / Assessments

Parking / Garage Information

- # of Garage Spaces: 2
- # of Parking Spaces: 2

Exterior Features

- Pool Features: In Ground
- Has Pool

Homeowners Association

- Is Part of Association
- Association Name: SUNKIST VILLAS



Con Fee: \$400

Con Amenities: Dues Paid Monthly

Assessments Information

- Assessments: Unknown

Property / Lot Details

Lot Information

- Lot Size Source: Assessor's Data

Property Information

- Parcel Number: 2544011105
- Attached Property
- Year Built Source: Assessor

Location Details

Location Information

- Other Subdivision Name: Not Applicable-SUNV (NASUNV)
- Subdivision Name: Not Applicable-SUNV (NASUNV)
- Zoning: LARD4

Details provided by i-Tech MLS and may not match the public record. [Learn more.](#)

Redfin Tour Insights for 10831 Roycroft St #78

No Tour Insights on This Listing

We haven't left any insights about this home yet, but as soon as we do, we'll leave our thoughts here.

Redfin Estimate for 10831 Roycroft St #78

\$507,255

-\$1,745 under list price of \$509K

Redfin Estimate based on recent home sales. [View estimate history.](#)

SOLD APR 3, 2018



SOLD NOV 28, 2018



\$515,000

10831 Roycroft St #41

91352

3 3 1,385

Beds Baths Sq. Ft.

\$422,000

9325 Sunland Park Dr #15

Sun Valley, CA 91352

2 1.5 1,037

Beds Baths Sq. Ft.

Live

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

Chat

Property History for 10831 Roycroft Street Unit 78

Date	Event & Source	Price
Feb 20, 2019	Contingent (Active Under Contract)	—
Feb 11, 2019	Listed (Active)	\$509,000
Sep 21, 2000	Listed	**

[See all property history](#) ▾

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

Public Facts for 10831 Roycroft Street Unit 78

Taxable Value		Tax Record	
Land	\$62,054	2017	\$2,500
Additions	\$132,682		
Total	\$194,736		

Home Facts

Beds

Baths

Finished Sq. Ft. 1,3

Unfinished Sq. Ft.

Total Sq. Ft. 1,3

Stories

Lot Size

Style Townho

Year Built 19



Chat

County




Los Angeles Cou

APN

2544011:

Home facts updated by county records on Feb 11, 2019.

Activity for 10831 Roycroft St #78

 794 <small>Views</small>	 16 <small>Favorites</small>	 2 <small>X-Outs</small>	 0 <small>Redfin Tours</small>
---	--	--	--

Schools

Serving This Home Elementary Middle High

School Name	Distance
<p>Vinedale Elementary School Public • K to 5 • Serves this home GreatSchools Rating: 5/10 Parent Rating: ★★★★★ See homes this school serves</p>	<p>0.9 mi</p>
<p>Sun Valley Engineering And Technology Magnet Public • 6 to 12 • Serves this home GreatSchools Rating: 3/10 Parent Rating: ★★★★★★ See homes this school serves</p>	<p>2.7 mi</p>
<p>Sun Valley High School Public • 9 to 12 • Serves this home GreatSchools Rating: 1/10 Parent Rating: n/a See homes this school serves</p>	<p>1.8 mi</p>

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.

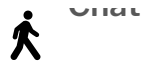
Neighborhood Info for 10831 Roycroft St #78

[California](#) > [Los Angeles](#) > [Sun Valley](#)



Live chat in Sun Valley

Chat



29 /100

Car-Dependent
Walk Score®



36 /100

Some Transit
Transit Score®



16 /100

Somewhat Bikeable
Bike Score®

This area is **car dependent** — most errands require a car. **Transit is available**, with a few nearby public transportation options. There is a **minimal amount of infrastructure for biking**.

Sun Valley Real Estate Sales (Last 30 days)

Median List Price	\$627,000	Avg. # Offers	—
Median \$ / Sq. Ft.	\$391	Avg. Down Payment	—
Median Sale / List	100%	# Sold Homes	13

Market Competition in Sun Valley

Calculated over the last 3 months

65 Somewhat Competitive
Redfin Compete Score™

0

- Some homes get multiple offers.
- Homes sell for around list price and go pending in around 56 days.
- Hot Homes can sell for about 2% above list price and go pending in around 27 days.

What It Takes to Win an Offer near Sun Valley

~\$500K Offer 14 Weeks Ago

3 Beds, 1 Bath, ~1,250 Sq. Ft. House

Offer Not Accepted — Sold for \$500K

6%	119	1	~20%
Under List Price	Days on Market	Competing Offers	Down Payment

Live

Chat

Offer

Client offered below. There were several offers. Lowered inspection contingency and had 20% down. But to low of an offer compared to the others.

Jessica Daugherty
Redfin Agent

Median Real Estate Values

Location	List Price	\$/Sq. Ft.	Sale / List
Sun Valley	\$620,000	\$390	100.2%
Foothill Trails	\$649,000	\$376	98.1%
North Valley	\$599,000	\$349	99.1%
91352	\$582,450	\$376	99.7%
Los Angeles	\$829,000	\$496	98.8%
Los Angeles County	\$694,900	\$425	99.0%


Nearby Similar Homes

Homes similar to 10831 Roycroft St #78 are listed between \$315K to \$2,097K at an average of \$405 per square foot.

HOT HOME

5.5
mi.

★ \$575,000
Ave #102
91607

 Live

Chat

2 3 1,360
Beds Baths Sq. Ft.

Chat

ACCEPTING BACKUP OFFERS

0.0
mi.

\$589,000

10831 Roycroft St #7
Sun Valley, CA 91352

3 **2.5** **1,48**
Beds Baths Sq. F

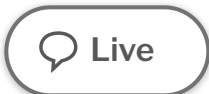
OPEN SAT, 1PM TO 4PM

5.9
mi.

\$519,900

13940 Oxnard St
Valley Glen, CA 91401

2 **3** **1,23**
Beds Baths Sq. F



Chat

ACCEPTING BACKUP OFFERS

3.2
mi.

Chat

\$385,000

7456 Shadyglade Ave #4
North Hollywood, CA 91605

2 **1.5** **96**
Beds Baths Sq.

5.8
mi.

★ \$650,000

216 N Buena Vista St #103
Burbank, CA 91505

2 **2.5** **1,04**
Beds Baths Sq. F

 **Live**

Chat

5.8

\$640,000

5021 Laurel Canyon Blvd #8
Valley Village, CA 91607

2 **2.5** **1,62**
Beds Baths Sq. Ft.

Nearby Recently Sold Homes

Nearby homes similar to 10831 Roycroft St #78 have recently sold between \$335K to \$664K at an average of \$385 per square foot

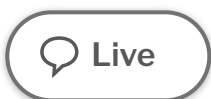
SOLD OCT 17, 2018

4.0
mi.

\$599,995

1711 Grismer Ave #88
Burbank, CA 91504

3 **3** **1,3**
Beds Baths Sq. Ft.



Chat

SOLD DEC 12, 2018

2.5
mi.

\$567,000

7718 Via Sorrento
Burbank, CA 91504

3 3 1,47
Beds Baths Sq. F

SOLD NOV 27, 2018

4.0
mi.

\$640,000

1711 Grismer Ave #22
Burbank, CA 91504

3 3 1,3
Beds Baths Sq. F



Chat

2.5
mi.

Chat

\$529,000

9514 Via Salerno
Sun Valley, CA 91504

2 2.25 1,24
Beds Baths Sq. F

SOLD SEP 7, 2018

2.4
mi.



9564 Via Bernardo
Chat

4 2.5 1,60
Beds Baths Sq. F

Unit
Burbank, CA 91504

SOLD SEP 4, 2018

2.4
mi.


\$620,000

7795 Via Cassano
Burbank, CA 91504

4 **2.5** **1,66**
Beds Baths Sq. F

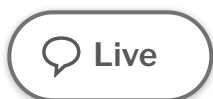
More Real Estate Resources

Neighborhoods

- [Park Mesa Heights](#)
- [Venice Canals](#)
- [Playa Vista](#)
- [Venice](#)
- [Mar Vista](#)
- [Westchester-Playa Del Rey](#)
- [Show More](#) 

Nearby Cities

- [Westminster](#)
- [Lakewood](#)
- [Cerritos](#)
- [Whittier](#)
- [Fullerton](#)
- [Brea](#)
- [Show More](#) 



Chat

90047 Homes For Sale
90011 Homes For Sale
90094 Homes For Sale
90066 Homes For Sale
90305 Homes For Sale
90003 Homes For Sale
[Show More](#) ▼

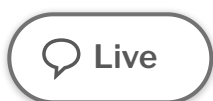
Popular Searches

[Los Angeles Homes](#)
[Los Angeles Single Story Homes](#)
[Los Angeles Homes with Pools](#)
[Los Angeles Vintage](#)
[Los Angeles Open Houses](#)
[Los Angeles Green Homes](#)
[Show More](#) ▼

New Listings in 91352

[10822 Roscoe Blvd](#)
[10315 Lorne St](#)
[8025 Vineland Ave](#)
[7224 Tujunga Ave](#)
[7446 Cartwright Ave](#)
[8500 Sunland #3](#)
[Show More](#) ▼

10831 Roycroft St #78 is a townhouse in Sun Valley, CA 91352. This 1,385 square foot townhouse sits on a 18.11 acre lot and features 3 bedrooms and 2.5 bathrooms. This townhouse has been listed on Redfin since February 11, 2019 and is currently priced at \$509,000. This property was built in 1979. Based on Redfin's Sun Valley data, we estimate the home's value is \$507,255, which is 0.3% less than its current list price. Comparable nearby homes include [10831 Roycroft St #41](#), [9325 Sunland Park Dr #15](#), and [11116 Allegheny St](#). Nearby schools include Sol Del Valle Christian School, Fenton Stem Academy: Elementary Center For Science Technology Engineering And Mathematics and Fenton Academy For Social And Emotional Learning. The closest grocery stores are Grocery Outlet Bargain Market, Sunland Produce and Stallion Market. Nearby coffee shops include The Town Cafe, Masis Bakery and Starbucks. Nearby restaurants include Gracie's Mexican Deli, Quiznos and Papa John's Pizza. 10831 Roycroft St #78 is near Sun Valley Park, Woodbury University and Kagel Canyon Park. This address can also be written as 10831 Roycroft Street Apartment 78, Sun Valley, California 91352.



Chat

About
Press
Investor Relations
Blog
Jobs

Referrals
Mobile
Contact Us
Help



Countries

 [United States](#)

 [Canada](#)

Updated January 2019: By searching, you agree to the [Terms of Use](#), and [Privacy Policy](#).

Copyright: © 2019 Redfin. All rights reserved. Patent pending.

 California BRE #01521930

TREC: [Info About Brokerage Services](#), [Consumer Protection Notice](#)

If you are using a screen reader, or having trouble reading this website, please call Redfin Customer Support for help at [1-844-759-7732](tel:1-844-759-7732).

GreatSchools Ratings provided by GreatSchools.org.



Chat