



2363 Leeward Cir

Westlake Village, CA 91361

\$2,199,900

Price

4

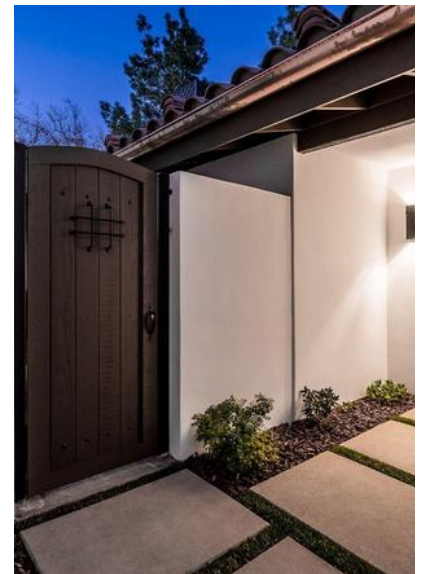
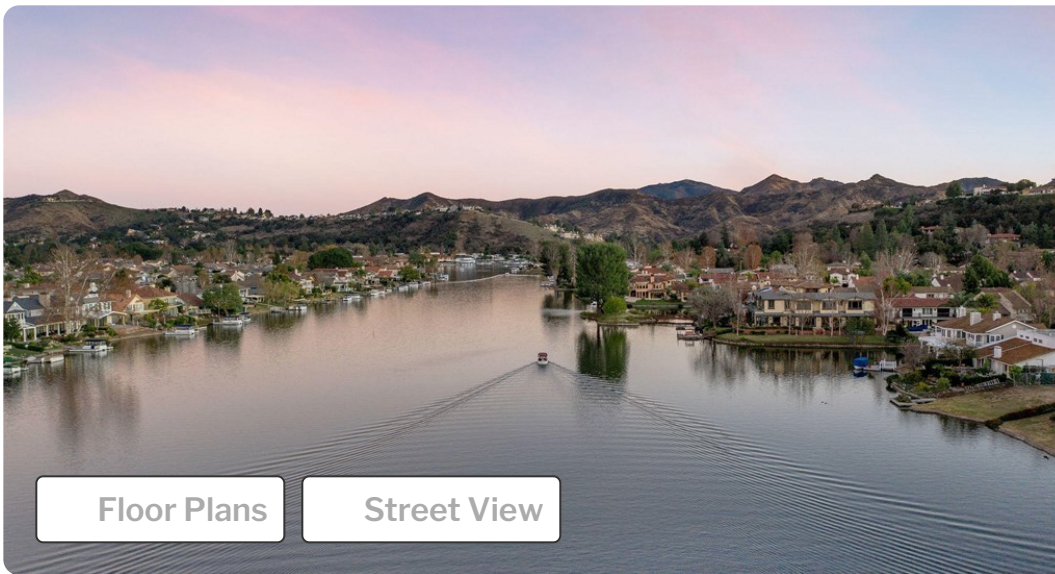
Beds

2

Baths

Redfin Estimate: \$2,159,973 On Redfin: 4 days

Status: Active



Welcome to this completely re-imagined Single-Story Tuscan inspired residence within Windward Shores on Westlake Lake! This residence has been extensively renovated with all of the high-end luxury amenities and workmanship expected. This stunning home boasts an open floor plan with

[Continue reading](#) ▾

Listed by Robert Shimp • DRE #01864245 • Engel & Voelkers Westlake

Redfin last checked: [just now](#) | Last updated Jan 18, 2021 • Source: VCRDS

Price Insights

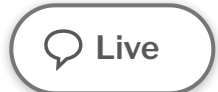
List Price

\$2,199,900

Est. Mo. Payment

\$9,811

Redfin Estimate

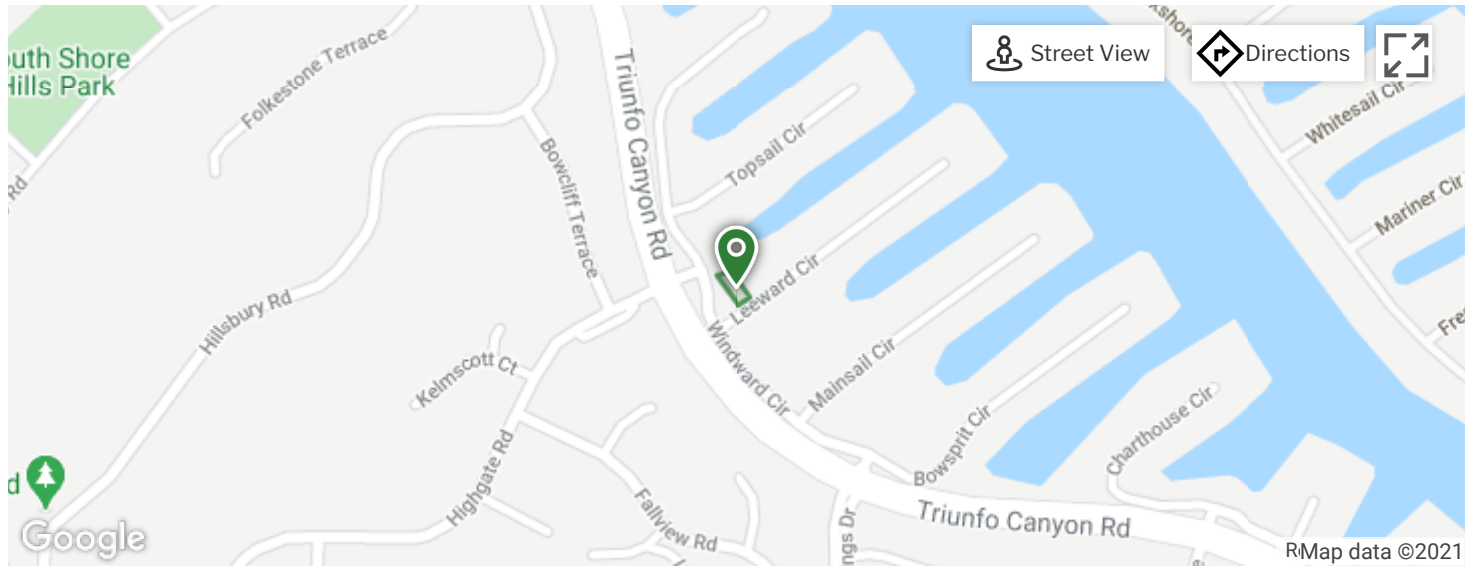


Price/Sq.Ft.

\$1,018

Home Facts


Status	Active
Time on Redfin	4 days
Property Type	Single Family Residence
HOA Dues	\$271/month
Year Built	1976
Community	WV - Westlake Village
Lot Size	5,787 Sq. Ft.
MLS#	V1-3466



Open Houses



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 No upcoming open houses

Tour on your schedule with Redfin

- Tour in person
- Tour via video chat




Today: [3:00 pm](#) · [4:00 pm](#) · [5:00 pm](#) · [6:00 pm](#) · [7:00 pm](#) · [More times](#)

Payment Calculator

\$9,811 per month

[Find a Lender](#)

- Principal and Interest \$7,193
- Property Taxes \$1,943
- HOA Dues \$271
- Homeowners' Insurance \$403

<u>Home Price</u>	<u>Down Payment</u>	<u>Loan Type</u>	<u>Interest Rate</u>
\$2,199,900 	20% (\$439,980) 	30 Year Fixed 	2.759% 

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Nearby Similar Homes

Property Details for 2363 Leeward Cir

Interior Features

Laundry Information

- Has Laundry
- Gas Dryer Hookup, Individual Room, Inside

Kitchen Information

- Appliances: 6 Burner Stove, Barbecue, Dishwasher, Double Oven, Energy Star Appliances, Energy Star Water Heater, Free Standing Range, Freezer, Microwave, Range/Stove Hood, Refrigerator, Tankless Water Heater, Warmer Oven Drawer
- Has Appliances
- Breakfast Nook, Formal Dining Room, Family Kitchen, In Kitchen
- Kitchen Island, Kitchen Open to Family Room, Pots & Pan Drawers, Quartz Counters, Remodeled Kitchen, Self-closing cabinet doors, Self-closing drawers, Stone Counters, Walk-In Pantry

Bathroom Information

- # of Baths (Full): 2
- Bathtub, Double sinks in bath(s), Double Sinks In Master Bath, Dual shower heads (or Multiple), Remodeled, Shower, Soaking Tub, Stone Counters, Upgraded, Walk-in shower

Cooling Information

- Central, Energy Star, High Efficiency, SEER Rated 16+
- Has Cooling

Room Information

- Entry, Formal Entry, Kitchen, Living Room, Master Suite, Walk-In Closet, Walk-In Pantry

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Fireplace Information

- Fire Pit, Gas, Kitchen, Living Room, Outdoors, See Through, Two Way
- Has Fireplace

Flooring Information

- Tile, Wood

Heating Information

- Energy Star, Fireplace, Forced Air, Natural Gas
- Has Heating

Interior Features

- Beamed Ceilings, Built-Ins, Crown Moldings, Dry Bar, Electronic Air Cleaner, Open Floor Plan, Pantry, Recessed Lighting, Stone Counters, Wired for Data, Wired for Sound
- Levels: One
- Security Features: Carbon Monoxide Detector(s), Security Lights, Smoke Detector
- Window Features: Casement Windows, Double Pane Windows, Energy Star Windows, Insulated Windows, Low Emissivity Windows, Plantation Shutters, Screens, Shutters

Parking / Garage, Homeowners Association, Utilities, Location Details

Parking / Garage Information

- Attached Garage
- # of Garage Spaces: 2
- Driveway - Concrete, Driveway, Garage, Garage - Single Door, Garage Door Opener, Off Street, Driveway - Pavers, Street
- Has Parking
- # of Parking Spaces: 2

Homeowners Association

- Is Part of Association
- Secondary Association Name: Westlake Lake Management
- Association Name: Windward Shores HOA
- Quarterly
- Annually
- Secondary Association Fee: 1,494
- Association Fee: \$440
- Association Amenities: Other

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Utilities Information

Utilities Information

- Sewer: Public Sewer
- Water Source: District/Public

Location Information

- Latitude: 34.14187400
- Longitude: -118.83362200
- Other Subdivision Name: Windward Shores-733
- Directions: From 101, South on Westlake Blvd., Left on Triunfo Canyon, Left on Highgate Rd., Right on Windward Cir., Left on Leeward Cir., Property on Left Side
- Road Frontage Type: Access via City Streets
- Road Surface Type: Maintained, Paved
- Subdivision Name: Windward Shores-733

Exterior Features**Exterior Information**

- House
- Roof: Clay, Tile
- Fencing: Blockwall, Masonry, New Condition, Privacy, Security, Stucco Wall, Wood, Wrought Iron
- Has Fence
- Construction Materials: Drywall Walls, Stone Veneer, Stucco

Foundation Information

- Foundation Details: Concrete Slab

Exterior Features

- Barbecue Private, Lighting, Rain Gutters, Satellite Dish
- Patio And Porch Features: Concrete, Covered, Porch - Front, Patio Open
- Has Patio
- Pool Features: None
- Has Sprinklers

School / Neighborhood**Neighborhood Information**

- Biking, Fishing, Golf Course, Gutters, Hiking, Lake, Park, Sidewalks, Storm Drains, Street Lighting, Suburban, Watersports

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School Information

- Middle Or Junior School: Colina
- High School: Westlake
- High School District: Conejo Valley Unified
- Middle Or Junior School 2: COLINA
- High School 2: WESTLA

Property / Lot Details

Lot Information

- Lot Size Source: Assessor's Data
- Lot Features: Back Yard, Cul-De-Sac, Front Yard, Greenbelt, Landscaped, Lawn, Park Nearby, Lot Shape-Rectangular, Down Slope from Street, Sprinkler System, Sprinklers Drip System, Sprinklers In Front, Sprinklers In Rear, Sprinklers On Side, Sprinklers Timer, Walkstreet

Property Information

- Common Walls: No Common Walls
- Direction Faces: South
- Living Area Source: Developer
- Parcel Number: 6990190375
- Property Condition: Building Permit, Termite Clearance, Turnkey, Updated/Remodeled
- Total # of Stories: 1
- Has View
- Waterfront Features: Fishing in Community, Lake on Lot
- Year Built Source: Assessor

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

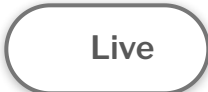
Sale & Tax History for 2363 Leeward Cir

Sale History

Tax History

Today

○ Jan 18, 2021	Listed (Active)	\$2,199,900
Date	VCRDS #V1-3466	Price



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Jul 2020, Sold for \$950,000




○ Jul 8, 2020	Sold (Public Records)	\$950,000 (1.9%/yr)
Date	Public Records	Price

[See all property history](#) ▼

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

Schools

GreatSchools Rating

9/10	580 Students	 14 reviews	1.0 mi Distance
Westlake Elementary School			
Public • K to 5 • Serves this home			
6/10	1007 Students	 18 reviews	3.0 mi Distance
Colina Middle School			
Public • 6 to 8 • Serves this home			
8/10	2280 Students	 19 reviews	1.5 mi Distance
Westlake High School			
Public • 9 to 12 • Serves this home			

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.

Activity for 2363 Leeward Cir





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1,009

Views

17

Favorites

4

X-Outs

0

Redfin Tours

Public Facts for 2363 Leeward Cir

Beds	4
Baths	2
Finished Sq. Ft.	1,960
Unfinished Sq. Ft.	—
Total Sq. Ft.	1,960
Stories	1
Lot Size	5,787 Sq. Ft.
Style	Single Family Residential
Year Built	1976
Year Renovated	—
County	Ventura County
APN	6990190375

Home facts updated by county records on Jan 12, 2021.

Flood Risk

Flood Factor: Minimal (1/10) • Estimated FEMA Zone: X

Most homes have some risk of flooding. Learn more in these two independent assessments, [Flood Factor](#) and [FEMA](#).

[See flood risk details](#) 



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Redfin Estimate

\$2,159,973

-\$40K under list price of \$2.20M

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

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

Rental Estimate for 2363 Leeward Cir

\$4,901 - \$5,696 / mo

Market trends for Los Angeles County

Single family home, 4+ beds

\$5,995 / mo

Median rent

-20.07%

Since Jan 2020

Rental estimate based on recent rentals. [i](#)

Neighborhood Info for 2363 Leeward Cir

[Redfin](#) > [California](#) > [Westlake Village](#) > [91361](#)

Transportation in 91361



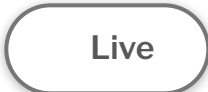
11 / 100

Car-Dependent
Walk Score®



33 / 100

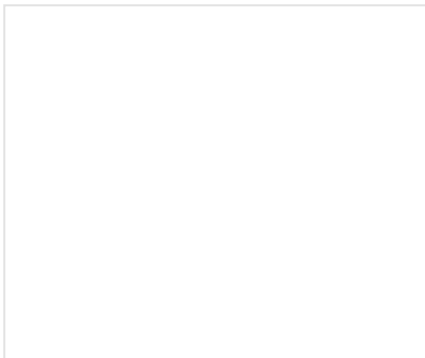
Somewhat Bikeable
Bike Score®



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This area is **car dependent** — almost all errands require a car. There is a **minimal amount of infrastructure for biking**.

91361 Real Estate Sales (Last 30 days)



Median List Price	\$1.63M
Median \$ / Sq. Ft.	\$565
Median Sale / List	97.6%

Market Competition in 91361

Calculated over the last 3 months

46 Somewhat Competitive
Redfin Compete Score™ i

0

100

- Some homes get multiple offers.
- The average homes sell for about **2%** below list price and go pending in around **52 days**.
- Hot homes can sell for around list price and go pending in around **36 days**.

Median Real Estate Values

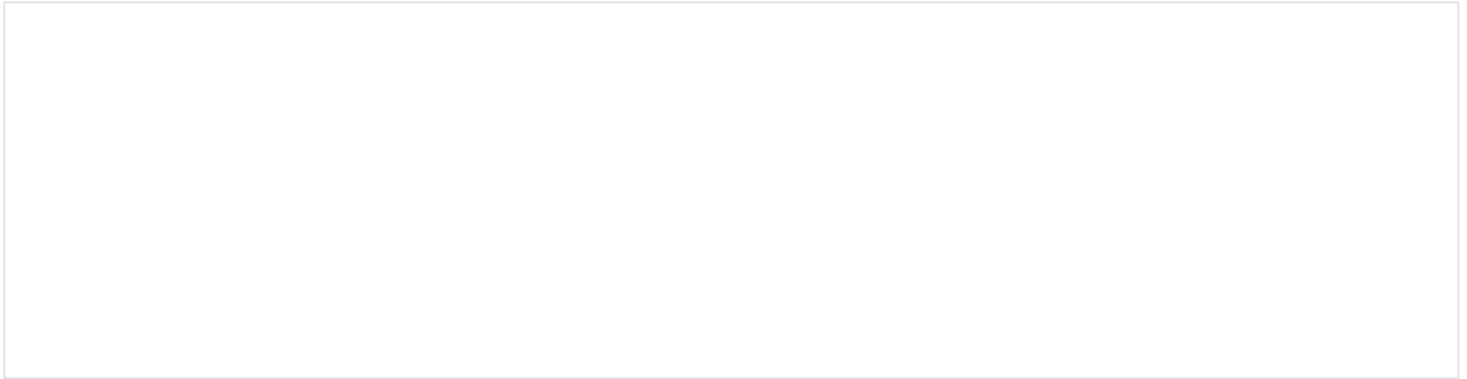
Location	List Price	\$ / Sq. Ft.	Sale / List
Westlake Village	\$1,156,875	\$493	97.9%
Thousand Oaks	\$900,000	\$459	99.2%

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91361	\$1,599,000	\$566	97.6%
Westlake Village	\$1,192,500	\$495	98.1%
Thousand Oaks	\$872,500	\$433	99.5%
Ventura County	\$719,900	\$400	100.1%
Los Angeles County	\$849,900	\$520	100.9%

\$/Sq. Ft. Houses in 91361



Recommended For You

Based on homes you've looked at.



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\$775,000

4 Beds 3 Baths 1,663 Sq. Ft.

2142 W 11th St, Santa Ana, CA 92703

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\$1,675,000

8 Beds 4 Baths 5,207 Sq. Ft.

2853 Buckingham Rd, Los Angeles, CA 90016

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\$1,050,000

6 Beds 4 Baths 1,878 Sq. Ft.

747 N Philadelphia St, Anaheim, CA 92805

HOT HOME

\$674,900

3 Beds 2 Baths 1,478 Sq. Ft.

15750 Lemon Dr, La Mirada, CA 90638

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HOT HOME

\$589,999

4 Beds 2 Baths 1,440 Sq. Ft.

2748 Indiana Ave, South Gate, CA 90280

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\$1,859,000

14 Beds 4 Baths 3,900 Sq. Ft.

4006 W 22nd, Los Angeles, CA 90018

See 19 More Homes in Your Feed

Nearby Similar Homes

Homes similar to 2363 Leeward Cir are listed between \$699K to \$5,788K at an average of \$750 per square foot.

LISTED BY REDFIN 24 HRS AGO 3D WALKTHROUGH

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\$1,349,000

4 Beds 3 Baths 2,449 Sq. Ft.

1841 Fallview Rd, Westlake Village, CA 91361

Yard

Garage

Open Floor Plan

Fireplace

Hardwood Floor

Walk-In Closet

Kitchen Island

VIDEO TOUR

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\$2,650,000

5 Beds 4.5 Baths 4,650 Sq. Ft.

31542 Rustic Oak Dr, Westlake Village, CA 91361

Yard Hardwood Floor Stucco Walk-In Closet Kitchen Island

LISTED BY REDFIN 3D WALKTHROUGH

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\$1,499,900

4 Beds 3 Baths 2,658 Sq. Ft.

1030 Brookview Ave, Westlake Village, CA 91361

Pool Yard Garage Fireplace Granite Countertops Formal Dining Room Walk-In Closet Spa

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\$1,168,750

4 Beds 2.5 Baths 2,514 Sq. Ft.

1615 Wellington Pl, Westlake Village, CA 91361

Yard

Garage

Granite Countertops

Formal Dining Room

Cul-de-sac

Spa

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\$699,000

2 Beds 2 Baths 1,144 Sq. Ft.

2841 Shoreview Cir, Westlake Village, CA 91361

Yard

Garage

Low Street Noise

Fireplace

Hardwood Floor

Quartz Countertops

Stainless Appliances

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\$4,500,000

4 Beds 3.5 Baths 3,076 Sq. Ft.

1307 Bluesail Cir, Westlake Village, CA 91361

Yard

Garage

Open Floor Plan

Fireplace

Hardwood Floor

Formal Dining Room

Walk-In Closet

[View More Homes](#)

Nearby Recently Sold Homes

Nearby homes similar to 2363 Leeward Cir have recently sold between \$770K to \$1,385K at an average of \$535 per square foot.

SOLD OCT 30, 2020

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\$1,385,000 Last Sold Price

4 Beds 2 Baths 2,140 Sq. Ft.

2024 Oakstaff Ct, Westlake Village, CA 91361

Yard Hardwood Floor Spa

SOLD OCT 29, 2020 3D WALKTHROUGH

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\$941,000 Last Sold Price

4 Beds 2 Baths 1,552 Sq. Ft.

1467 Briarglen Ave, Westlake Village, CA 91361

Yard Garage Low Street Noise Fireplace

SOLD SEP 10, 2020

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\$1,044,000 Last Sold Price

4 Beds 2 Baths 2,098 Sq. Ft.

916 Blue Spring Dr, Westlake Village, CA 91361

Pool Yard Deck Spa Kitchen Island Modern

[View More Recently Sold Homes](#)

More Real Estate Resources

New Listings in 91361

- [2872 Instone Ct](#)
- [1604 Devonshire Ct](#)
- [1841 Fallview Rd](#)
- [3231 Bayshore Dr](#)
- [2546 Oakshore Dr](#)
- [271 Fox Hills Dr](#)
- [Show More](#) ▼

Neighborhoods

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- [Westlake Village Homes For Sale](#)
- [Country Club Estates Homes For Sale](#)
- [North Ranch Homes For Sale](#)
- [Triunfo Corner Homes For Sale](#)
- [Lantana Homes For Sale](#)

Nearby Cities

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- [Moorpark Homes For Sale](#)
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Zip Codes



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- [91362 Homes For Sale](#)
- [91301 Homes For Sale](#)
- [90265 Homes For Sale](#)

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- [Westlake Village Luxury Homes](#)
- [Westlake Village Homes with Pools](#)
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2363 Leeward Cir is a house in Westlake Village, CA 91361. This 2,160 square foot house sits on a 5,787 square foot lot and features 4 Redfin since January 18, 2021 and is currently priced at \$2,199,900. 2363 Leeward Cir was built in 1976 and last sold on July 08, 2020 estimate the home's value is \$2,159,973, which is 1.8% less than its current list price. Comparable nearby homes include [1348 Bluesail](#) Redfin's Rental Estimate, we expect that this home would rent for between \$4,901 and \$5,696. Nearby schools include Saint Jude the School. The closest grocery stores are Vons, Gelson's Market and Vintage Grocers. Nearby coffee shops include Starbucks, The Coffee include Zin Bistro Americana, Boccaccio's Restaurant and The Landing Grill & Sushi Bar. 2363 Leeward Cir is near South Shore Hills Pa address can also be written as 2363 Leeward Circle, Westlake Village, California 91361.

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