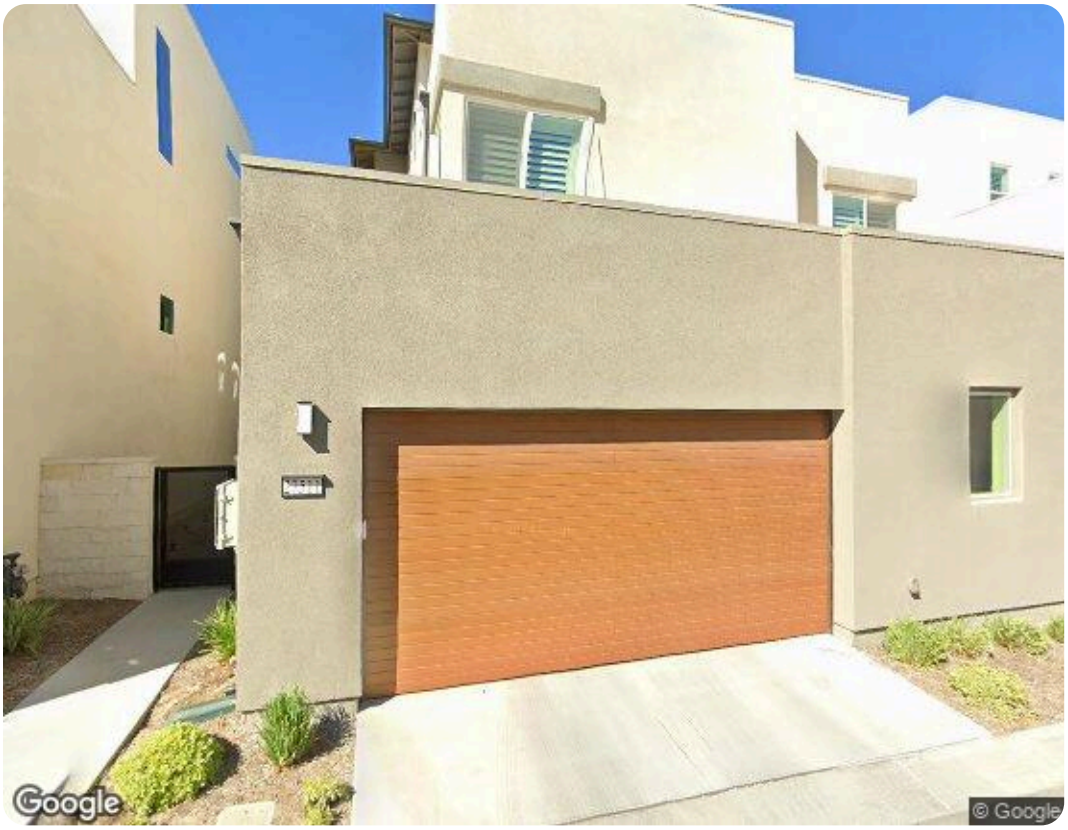
27512 Golden Currant Pl
Valencia, CA 91381





Sam Urban

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Off Market / Public Record • Sold Date: 12/16/2021, Public Record

Closed Price

$905,009

Off Market Date 12/16/2021

RVM®

$897,340

RVM® Updated 10/11/2026

RVM® Estimated Range

$879.4K $915.3K

RVM® Confidence

RVM® Month Change

↑ $40

RVM® Year Change

↓ 6.33%

4 Beds **4** Baths **2,966** Sq Ft **2021**

Basic Facts

Type
Condo/Townhouse/Apt.

Land Use
Condominium Unit (Residential)

Price by SqFt
$303 per sq ft

APN/TaxID
2826-175-039

Zoning
LCA25*

Previously sold
for $905,009 on 12/16/2021

This report contains data and information that is publicly available and/or licensed from third parties and is provided to you on an "as is" and "as available" basis. The information is not verified or guaranteed. Neither this report nor the estimated value of a property is an appraisal of the property. Any valuation shown in this report has been generated by use of proprietary computer software that assembles publicly available property records and certain proprietary data to arrive at an approximate estimate of a property's value. Some portions of this report may have been provided by an RPR user; RPR is not responsible for any content provided by its users. RPR and its information providers shall not be liable for any claim or loss resulting from the content of, or errors or omissions in, information contained in this report.

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Property Information

Property Facts

Name	Public Facts	Agent Refinements
Property Type	Condo/Townhouse/Apt.	–
Property Subtype	Condominium Unit (Residential)	–
Bedrooms	4	–
Total Baths	4	–
Full Baths	4	–
Partial Baths	–	–
Living Area (sq ft)	2,966	–
Building Area (sq ft)	2,966	–
Lot Size	0.27 acres	–
Lot Dimensions	11691 SF	–
Garage (spaces)	0	–
Year Built	2021	–
Heating	Solar	–
Construction	Wood	–
Number of Units	1	–

Interior Features

PUBLIC

Heating Fuel Type	Solar

Exterior Features

PUBLIC

Lot Size - Square Feet	11,691 sq ft	Lot Size - Acres	0.27 acres
Neighborhood Code	01/01140	Current Use	Condominium Unit (Residential)
Building Quality	A-		

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Location Details

Flood Zone	X (unshaded)

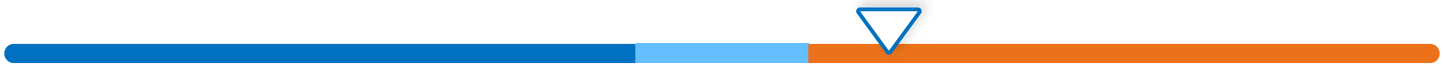
Market Trends

Market Trends for Stevenson Ranch, CA 91381

Condo/Townhouse/Apt.

September 2026

Market Type



Seller's Market | Balanced Market | **Buyer's Market**

Key Details

Months of Inventory	Sold to List Price %	Median Days in RPR	Median Sold Price
7.4	–	–	–
↑ 21.51% MoM			

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September 2026 Active Listings

Stevenson Ranch, CA 91381

Condo/Townhouse/Apt.

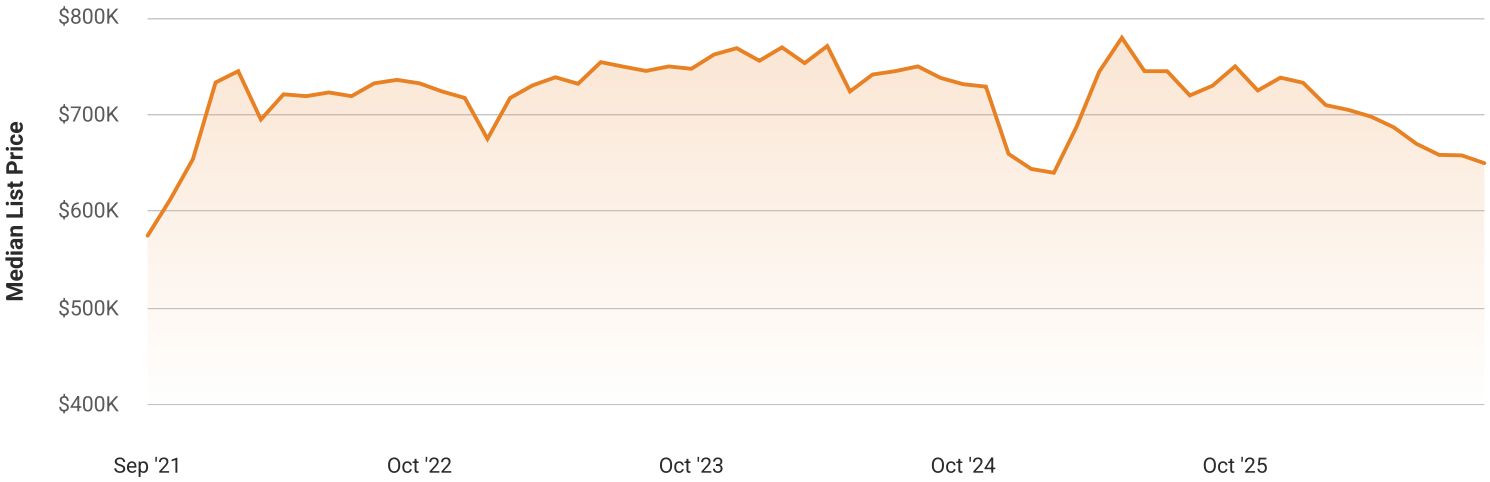
This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory levels, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - $649,945

1.2% Month over Month



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September 2026 Pending Listings

Stevenson Ranch, CA 91381

Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that were in a pending status on the last day of the month. RPR uses the list date, a derived pending date and a derived off-market status date to determine if the listing was in a pending status on the last day of the month. An end-of-month snapshot of pending listings helps to understand inventory that is waiting to close, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - $674,990

1% Month over Month



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September 2026 Sold Listings

Stevenson Ranch, CA 91381

Condo/Townhouse/Apt.

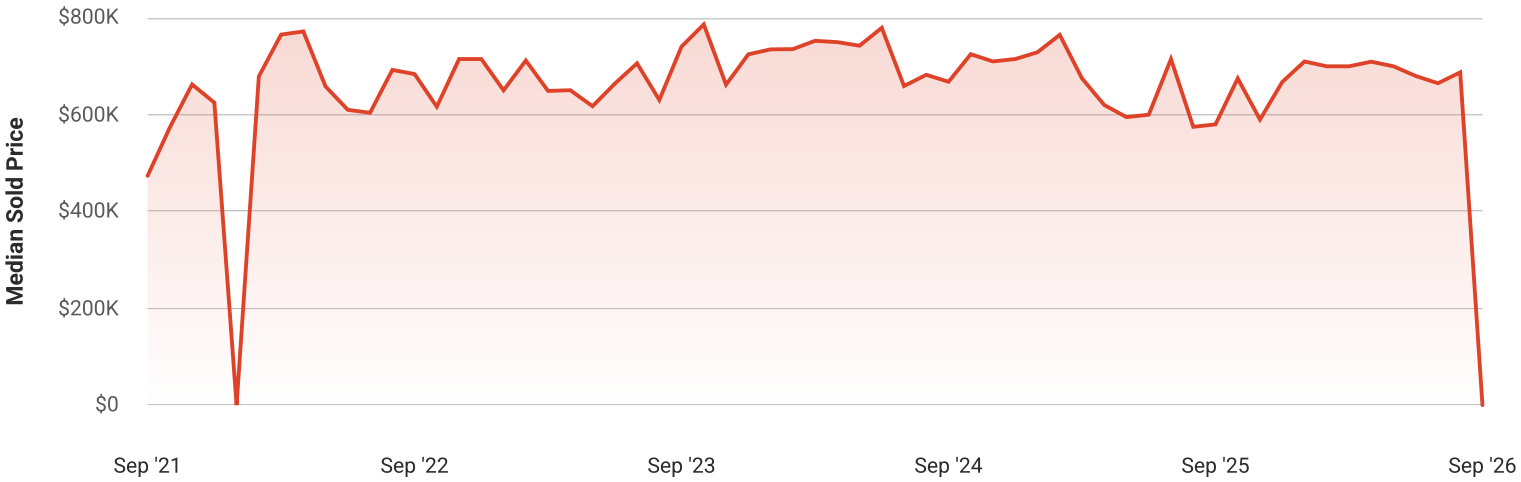
This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between the list price and sold price, which reveals whether buyers are paying over or under the asking price.

Source: Listing sources

Update Frequency: Monthly

Median Sold Price - –

Month over Month



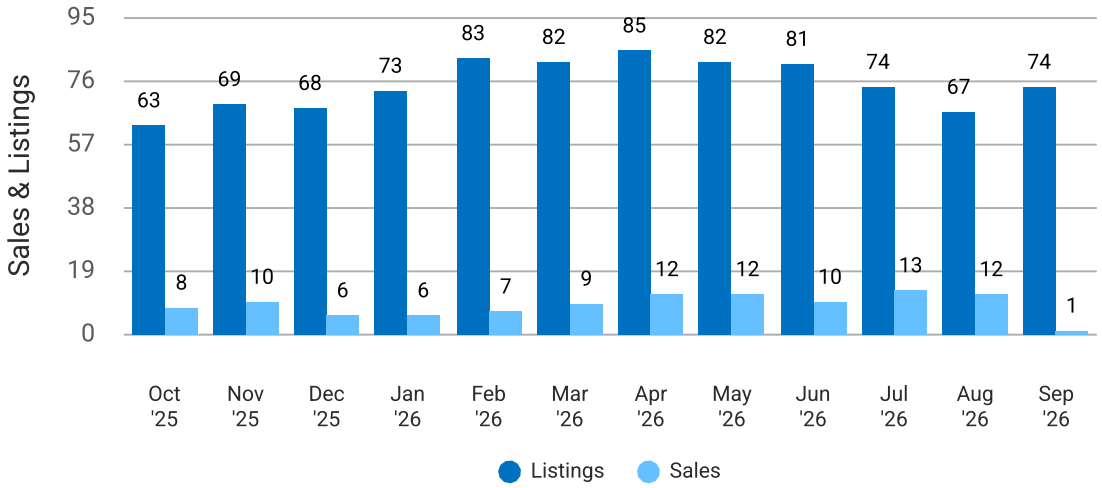
Total Sales and Active Listings in Stevenson Ranch, CA 91381

Condo/Townhouse/Apt.

This graph compares the number of sales with the number of active listings in the local market.

Source: MLS data where licensed

Update Frequency: Monthly



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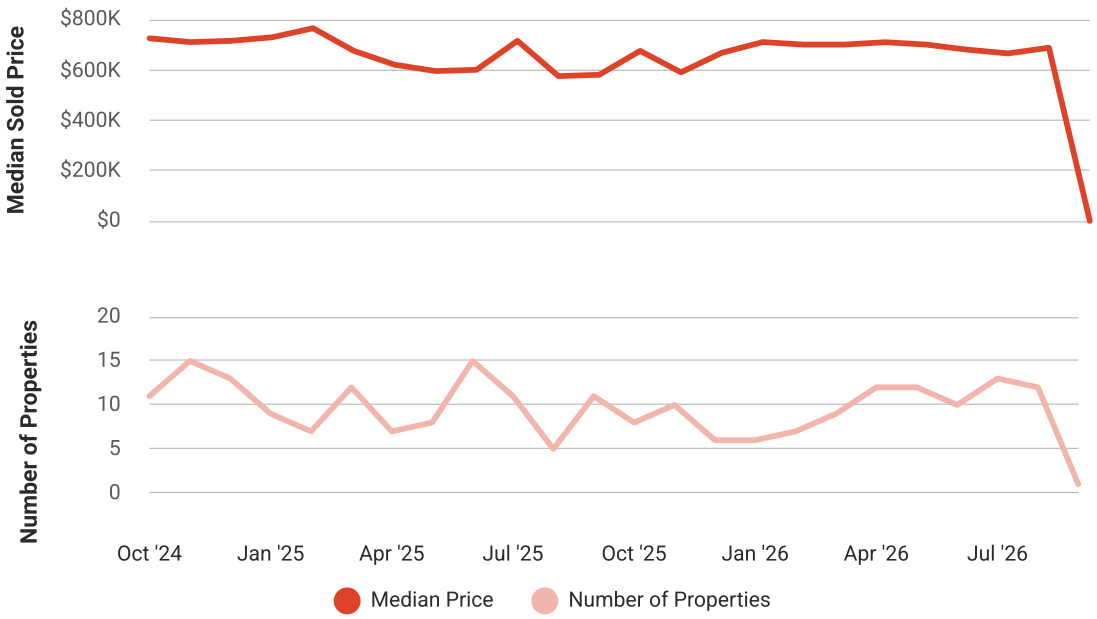
Median Sold Price vs Sold Listings in Stevenson Ranch, CA 91381

Condo/Townhouse/Apt.

This chart compares the trend of median sold price and number of sold listings for the given location.

Source: Listing Data

Update Frequency: Monthly



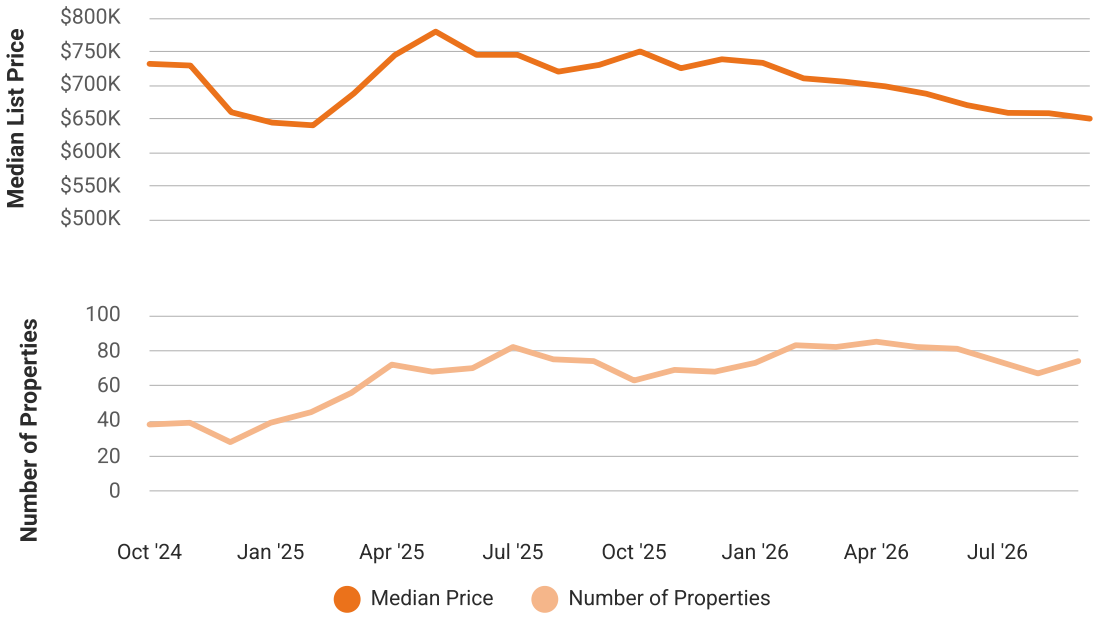
Median List Price vs Active Listings in Stevenson Ranch, CA 91381

Condo/Townhouse/Apt.

This chart compares the trend of median list price and number of active properties for the given location.

Source: Listing Data

Update Frequency: Monthly



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Neighborhood

Housing Facts & Stats

	91381	Los Angeles...	California	USA
Median Estimated Home Value	$1.02M	$882K	$790K	$372K
Est. Home Value 12-Mo. Change	-3.6%	-0.3%	-0.3%	+0.1%
Median List Price	$749K	$950K	$719K	–
List Price 1-Month Change	+1.4%	+0.1%	+2.7%	–
List Price 12-Month Change	-18.5%	-2.1%	-0.8%	–
Median Home Age	20	61	49	44
Own	67%	46%	56%	65%
Rent	33%	54%	44%	35%
$ Total Value (of all buildings for which permits were issued)	–	$3.88B	$26.8B	$384.62B
% Change in permits (for all buildings)	–	-6%	+4%	+6%
% Change in $ value (for all buildings)	–	-28%	-4%	+5%

People Facts & Stats

	91381	Los Angeles...	California	USA
Population	19K	9.81M	39.29M	334.92M
Population Density per Sq Mi	1.24K	2.42K	252	95
Pop Change since 2020	+18.4%	-3%	+0.1%	+2.5%
Median Age	39	38	38	39
Male / Female Ratio	49%	50%	50%	50%

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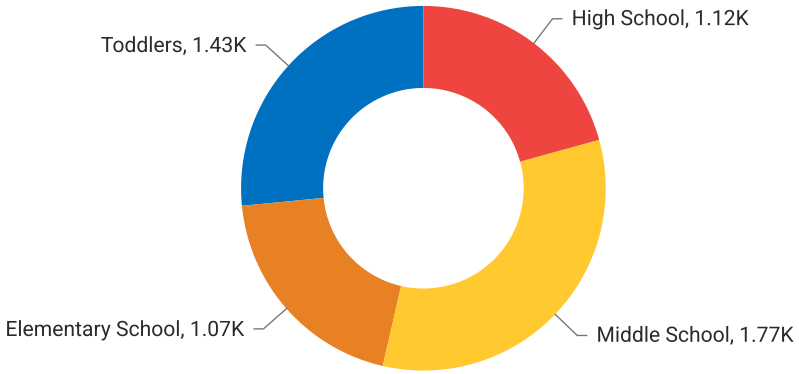
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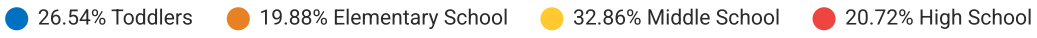
Population of Children by Age Group in 91381

This chart shows the distribution of the population of children by age range — from birth to 17 — in the area of your search.

Source: U.S. Census

Update Frequency: Annually



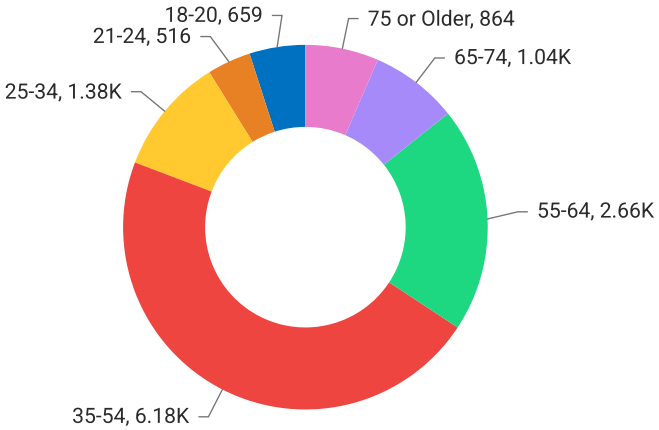


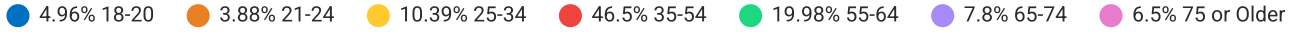
Population of Adults by Age Group in 91381

This chart shows the distribution of the population of adults by age range — from 18 to 75-plus — in the area of your search.

Source: U.S. Census

Update Frequency: Annually





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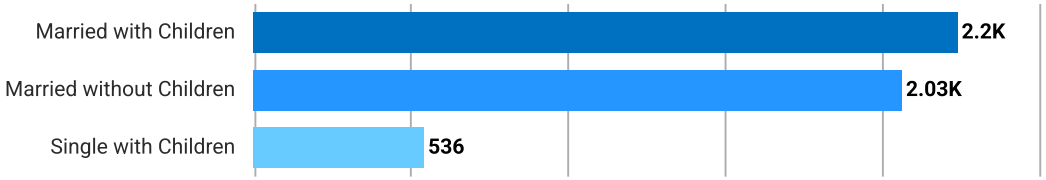
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Households With Children in 91381

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Source: U.S. Census

Update Frequency: Annually

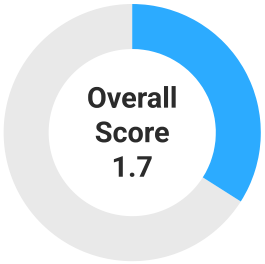


Walkability Score (out of 5)

This neighborhood or ZIP code is rated for walking access to general points of interest, reflected in the overall score, plus amenities (such as retail stores) and leisure (such as restaurants and parks). Other factors considered in the scores are street types, weather, public transportation and population density.

Source: Precisely

Update Frequency: Quarterly



About RPR

- RPR® is the nation's largest property database, exclusively for REALTORS®. It empowers REALTORS® to help buyers and sellers make informed decisions, backed by a real estate database covering more than 160 million residential and commercial properties in the United States.
- RPR is a wholly owned subsidiary of the National Association of REALTORS® and a member benefit to REALTORS®.
- RPR's data sources range from MLSs and county-level tax and assessment offices, to the U.S. Census and FEMA, to specialty data set providers such as Esri (consumer data), Niche (school information) and Precisely (geographic boundaries).

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