

Single Family Residence

RESIDENTIAL

4384 STATE ROUTE 45

ROME, OH 44085

\$103,982 TopHap Estimate · \$101 / ft² · confidence 76 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,028 ft²

LIVING AREA

5.34 ac

LOT SIZE

1974

YEAR BUILT

1

STORIES

6

ROOMS

3

PARKING

VALUATION

\$104K

\$79K low

\$129K high

Last Sale

\$57,500 · Mar 2, 2009

Est. Owner Equity

\$36,982

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$2,234 (2025)
Assessed Value	\$55,590
Previous Assessed	\$55,590
Assessor Market Value	\$158,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Raised Ranch
County	Ashtabula
Lot (acres)	5.34
Heating	Yes
Cooling	Central
Pool	Yes

- Balcony
- Deck · 192 ft²
- Patio · 192 ft²
- Porch · 20 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 25, 2014	Quitclaim	Quit Claim Transfer			
Feb 23, 2009	Resale	Corporation Deed	\$57,500	\$56	\$71K
Mar 24, 2008	Non-arms-length	Trustees Deed	\$46,000	\$45	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Grand Valley Elementary School	Elementary	KG–5	5.9 mi
Grand Valley Middle School	Middle	6–8	5.9 mi
Grand Valley High School	High	9–12	5.9 mi

District: Grand Valley Local 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 44085

80 CRIME INDEX	101 AIR POLLUTION	3,369 POPULATION	\$70K MEDIAN IN-COME	49°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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