

Single Family Residence **RESIDENTIAL**

21780 MARTINS WAY

ROCKY RIVER, OH 44116

\$628,773 TopHap Estimate · \$257 / ft² · confidence 87 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,451 ft²

LIVING AREA

0.25 ac

LOT SIZE

1979

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$629K

\$547K low

\$711K high

Last Sale

\$600,000 · May 20, 2025

Est. Owner Equity

\$148,773

Loan-to-Value

76%

TAX & ASSESSMENT

Property Tax	\$9,050 (2024)
Assessed Value	\$163,730
Previous Assessed	\$163,730
Assessor Market Value	\$467,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Cuyahoga
Lot (acres)	0.25
Roof	Asphalt
Heating	Heat Pump
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 348 ft²

Porch · 48 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 16, 2025	Resale	Warranty Deed	\$600,000	\$245	\$480K
Nov 10, 2018	Resale	Warranty Deed	\$345,000	\$141	\$345K
Aug 22, 2006	Resale	Grant Deed	\$260,000	\$106	\$174K
Jun 24, 2005	Resale	Warranty Deed	\$248,000	\$101	\$210K
May 11, 1998	Resale	Grant Deed	\$205,000	\$84	\$150K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.6 mi
Rocky River High School	High	9–12	1.5 mi
Rocky River Middle School	Middle	6–8	1.9 mi

District: Rocky River City 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 44116

52 CRIME INDEX	105 AIR POLLUTION	22,175 POPULATION	\$96K MEDIAN IN- COME	50°F AVG TEMP	49% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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