

Single Family Residence **RESIDENTIAL**

20505 STRATFORD AVE

ROCKY RIVER, OH 44116

\$319,667 TopHap Estimate · \$235 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,361 ft²

LIVING AREA

0.17 ac

LOT SIZE

1951

YEAR BUILT

2

STORIES

5

ROOMS

1

PARKING

VALUATION

\$320K

\$283K low

\$357K high

Last Sale

\$154,000 · Nov 29, 2005

Est. Owner Equity

\$185,454

Loan-to-Value

41%

TAX & ASSESSMENT

Property Tax	\$6,660 (2024)
Assessed Value	\$120,480
Previous Assessed	\$85,230
Assessor Market Value	\$344,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	Cuyahoga
Lot (acres)	0.17
Roof	Asphalt
Heating	Forced Air
Cooling	None
Garage	Garage, Detached

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 29, 2005	Resale	Warranty Deed	\$154,000	\$113	\$146K
Feb 12, 2001	Resale	Grant Deed	\$150,000	\$110	\$120K
Jan 22, 1999	Resale	Grant Deed	\$125,000	\$92	\$124K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River Middle School	Middle	6–8	0.4 mi
Rocky River High School	High	9–12	0.6 mi
Goldwood Primary Elementary School	Elementary	KG–2	1.5 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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