

Single Family Residence **RESIDENTIAL**

21916 AVALON DR

ROCKY RIVER, OH 44116

\$4,736,539 TopHap Estimate · \$777 / ft² · confidence 88 · as of Jul 14, 2026



4

BEDS

5

BATHS

6,096 ft²

LIVING AREA

0.83 ac

LOT SIZE

2011

YEAR BUILT

2

STORIES

9

ROOMS

3

PARKING

VALUATION

\$4.7M

\$4.1M low

\$5.3M high

Last Sale

\$3,800,000 · Dec 10, 2021

Est. Owner Equity

\$2,936,539

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax	\$75,108 (2024)
Assessed Value	\$1,330,000
Previous Assessed	\$852,290
Assessor Market Value	\$3,800,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Cuyahoga
Lot (acres)	0.82
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Gazebo

Deck · 796 ft²

Patio · 96 ft²

Porch · 403 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 3, 2021	Resale	Warranty Deed	\$3,800,000	\$623	\$1.8M
Oct 8, 2021	Financing	Transfer On Death Deed			
May 5, 2010	Resale	Warranty Deed	\$1,400,000	\$230	\$417K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River High School	High	9–12	0.8 mi
Rocky River Middle School	Middle	6–8	1.1 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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