

Single Family Residence **RESIDENTIAL**

22249 BERRY DR

ROCKY RIVER, OH 44116

\$383,306 TopHap Estimate · \$167 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,300 ft²

LIVING AREA

0.23 ac

LOT SIZE

1960

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$383K

\$345K low

\$422K high

Last Sale

\$350,000 · Mar 7, 2023

Est. Owner Equity

\$50,806

Loan-to-Value

84%

TAX & ASSESSMENT

Property Tax	\$6,230 (2024)
Assessed Value	\$122,500
Previous Assessed	\$88,270
Assessor Market Value	\$350,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Cuyahoga
Lot (acres)	0.23
Roof	Asphalt
Heating	Forced Air
Cooling	None
Garage	Garage, Attached
Pool	No

Porch · 293 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 4, 2023	Resale	Warranty Deed	\$350,000	\$152	\$333K
Sep 9, 2022	Financing	Affidavit Of Death Of Joint Tenant			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River High School	High	9–12	0.8 mi
Goldwood Primary Elementary School	Elementary	KG–2	1.0 mi
Rocky River Middle School	Middle	6–8	1.3 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.

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 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.

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 OWNERSHIP

Occupancy	Owner occupied
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