

Single Family Residence

RESIDENTIAL

3794 KINGS MILL RUN

ROCKY RIVER, OH 44116

\$727,891 TopHap Estimate · \$259 / ft² · confidence 85 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,810 ft²

LIVING AREA

0.24 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

8

ROOMS

3

PARKING

VALUATION

\$728K

\$616K low

\$840K high

Last Sale

\$345,000 · Mar 2, 2018

Est. Owner Equity

\$483,891

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$9,675 (2024)
Assessed Value	\$175,040
Previous Assessed	\$120,760
Assessor Market Value	\$500,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Cuyahoga
Lot (acres)	0.24
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 132 ft²

Porch · 222 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 1, 2018	Resale	Warranty Deed	\$345,000	\$123	\$225K
Oct 6, 2005	Non-arms-length	Grant Deed	\$75,000	\$27	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.5 mi
Rocky River High School	High	9–12	1.5 mi
Rocky River Middle School	Middle	6–8	1.8 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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