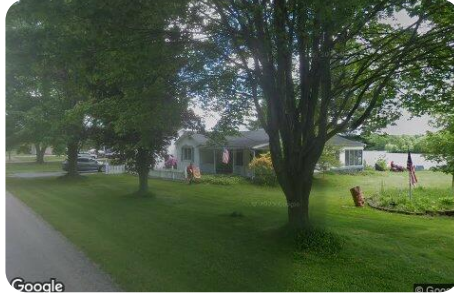


Single Family Residence **RESIDENTIAL**

4312 ROME ROCK CREEK RD

ROAMING SHORES, OH 44085

\$309,137 TopHap Estimate · \$203 / ft² · confidence 82 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,522 ft²
LIVING AREA

0.86 ac
LOT SIZE

1992
YEAR BUILT

1
STORIES

7
ROOMS

2
PARKING

VALUATION

\$309K

\$254K low

\$364K high

Last Sale

\$185,000 · Oct 1, 2004

Est. Owner Equity

\$176,237

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$5,176 (2025)
Assessed Value	\$118,160
Previous Assessed	\$118,160
Assessor Market Value	\$337,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Ashtabula
Lot (acres)	0.86
Foundation	Raised (Unspecified)
Heating	Yes
Cooling	Central
Garage	Garage, Attached

Deck · 467 ft²

Patio · 467 ft²

Porch · 528 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 30, 2004	Resale	Warranty Deed	\$185,000	\$122	\$148K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Grand Valley Middle School	Middle	6–8	6.4 mi
Grand Valley Elementary School	Elementary	KG–5	6.5 mi
Grand Valley High School	High	9–12	6.5 mi

District: Grand Valley Local 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 44085

80 CRIME INDEX	101 AIR POLLUTION	3,369 POPULATION	\$70K MEDIAN IN-COME	49°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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