

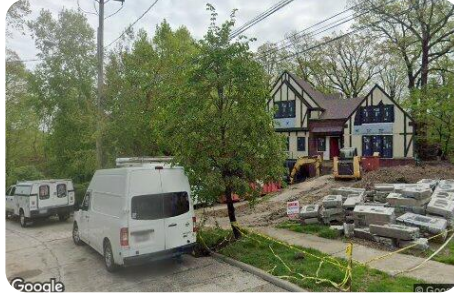
Single Family Residence

RESIDENTIAL

2133 VALLEY VIEW DR

ROCKY RIVER, OH 44116

\$836,458 TopHap Estimate · \$300 / ft² · confidence 86 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,791 ft²

LIVING AREA

0.31 ac

LOT SIZE

1952

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$836K

\$716K low

\$957K high

Last Sale

\$235,500 · Aug 26, 2008

Est. Owner Equity

\$648,458

Loan-to-Value

22%

TAX & ASSESSMENT

Property Tax	\$6,918 (2024)
Assessed Value	\$122,500
Previous Assessed	\$117,430
Assessor Market Value	\$350,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	Cuyahoga
Lot (acres)	0.31
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 247 ft²

CLIMATE RISK

99
FLOOD

8
WILDFIRE

68
HEAT

63
STORM

30
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 25, 2008	Resale	Grant Deed	\$235,500	\$84	\$188K
Apr 18, 2008	Recorded document	Warranty Deed			
Apr 16, 2004	Quitclaim	Quit Claim Transfer			\$243K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River Middle School	Middle	6–8	0.9 mi
Rocky River High School	High	9–12	1.4 mi
Goldwood Primary Elementary School	Elementary	KG–2	2.1 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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