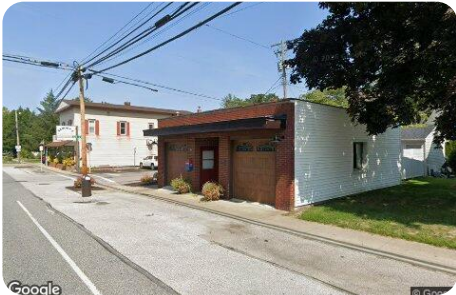


Duplex (2 Units, Any Combination) RESIDENTIAL

705 RIVER ST
 GRAND RIVER, OH 44045



3

BEDS

2

BATHS

1,632 ft²

LIVING AREA

3,193 ft²

LOT SIZE

1880

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

Last Sale	\$80,000 · Jun 26, 2018
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TAX & ASSESSMENT

Property Tax	\$1,753 (2025)
Assessed Value	\$37,780
Previous Assessed	\$37,780
Assessor Market Value	\$107,950

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Historical
County	Lake
Lot (acres)	0.07
Heating	Hot Water
Cooling	Central
Fireplace	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 18, 2021	Quitclaim	Quit Claim Transfer			
Jun 22, 2018	Resale	Warranty Deed	\$80,000	\$49	\$54K
Oct 31, 2017	Resale	Warranty Deed	\$160,000	\$98	
Jun 10, 2014	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Buckeye Elementary School	Elementary	KG–5	2.7 mi
Riverside Junior/Senior High School	High	8–12	3.4 mi
LaMuth Middle School	Middle	6–7	3.8 mi

District: Riverside 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 44045

180 CRIME INDEX	105 AIR POLLUTION	154 POPULATION	\$73K 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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