

Condominium

**RESIDENTIAL**

## 2823 PEASE DR # D413

ROCKY RIVER, OH 44116

**\$182,231** TopHap Estimate · \$137 / ft<sup>2</sup> · confidence 89 · as of Jul 14, 2026



**2**

BEDS

**1**

BATHS

**1,330 ft<sup>2</sup>**

LIVING AREA

**4.38 ac**

LOT SIZE

**1968**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

**1**

PARKING

### VALUATION

**\$182K**

\$162K low

\$203K high

Last Sale

**\$120,000 · Feb 1, 2021**

Est. Owner Equity

**\$182,231**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,322 (2024) |
| Assessed Value        | \$42,010       |
| Previous Assessed     | \$32,350       |
| Assessor Market Value | \$120,000      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Condominium                |
| County        | Cuyahoga                   |
| Lot (acres)   | 4.38                       |
| Foundation    | Mat/Raft Foundation (Slab) |
| Heating       | Forced Air                 |
| Cooling       | Central                    |
| Garage        | Garage, Detached           |

Porch · 24 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                   | PRICE     | \$/FT² | LOAN |
|--------------|-----------|------------------------|-----------|--------|------|
| Feb 24, 2022 | Financing | Transfer On Death Deed |           |        |      |
| Jan 19, 2021 | Resale    | Warranty Deed          | \$120,000 | \$90   |      |
| Aug 19, 2015 | Resale    | Grant Deed             | \$75,000  | \$56   |      |

## ASSIGNED SCHOOLS

| SCHOOL                             | LEVEL      | GRADES | DISTANCE |
|------------------------------------|------------|--------|----------|
| Goldwood Primary Elementary School | Elementary | KG–2   | 0.2 mi   |
| Rocky River High School            | High       | 9–12   | 0.8 mi   |
| Rocky River Middle School          | Middle     | 6–8    | 1.2 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

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>52</b><br>CRIME INDEX | <b>105</b><br>AIR POLLUTION | <b>22,175</b><br>POPULATION | <b>\$96K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>49%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|