

Single Family Residence **RESIDENTIAL**

# 3490 BRADFORDS GATE

ROCKY RIVER, OH 44116

**\$506,505** TopHap Estimate · \$242 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**3**  
BEDS

**3**  
BATHS

**2,089 ft<sup>2</sup>**  
LIVING AREA

**0.24 ac**  
LOT SIZE

**1979**  
YEAR BUILT

**1**  
STORIES

**6**  
ROOMS

**2**  
PARKING

## VALUATION

**\$507K**

\$461K low

\$552K high

Last Sale

**\$314,700 · Mar 30, 2018**

Est. Owner Equity

**\$506,505**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$8,391 (2024) |
| Assessed Value        | \$151,800      |
| Previous Assessed     | \$110,150      |
| Assessor Market Value | \$433,700      |

## PROPERTY FACTS

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

Porch · 72 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                | PRICE     | \$/FT² | LOAN |
|--------------|-------------------|---------------------|-----------|--------|------|
| Aug 4, 2018  | Quitclaim         | Quit Claim Transfer |           |        |      |
| Mar 28, 2018 | Resale            | Grant Deed          | \$314,700 | \$151  |      |
| Apr 19, 2017 | Recorded document | Affidavit Of Death  |           |        |      |
| Dec 2, 2004  | Quitclaim         | Quit Claim Transfer |           |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                             | LEVEL      | GRADES | DISTANCE |
|------------------------------------|------------|--------|----------|
| Goldwood Primary Elementary School | Elementary | KG–2   | 0.4 mi   |
| Rocky River High School            | High       | 9–12   | 1.4 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<br>CRIME INDEX | 105<br>AIR POLLUTION | 22,175<br>POPULATION | \$96K<br>MEDIAN IN-COME | 50°F<br>AVG TEMP | 49%<br>SUNSHINE |
|-------------------|----------------------|----------------------|-------------------------|------------------|-----------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|