

Single Family Residence **RESIDENTIAL**

20779 STRATFORD AVE

ROCKY RIVER, OH 44116

\$535,048 TopHap Estimate · \$218 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,449 ft²

LIVING AREA

0.15 ac

LOT SIZE

1939

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$535K

\$487K low

\$583K high

Last Sale

\$177,000 · May 28, 1996

Est. Owner Equity

\$181,048

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$11,548 (2024)
Assessed Value	\$208,920
Previous Assessed	\$208,920
Assessor Market Value	\$596,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Cuyahoga
Lot (acres)	0.15
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached

Deck · 265 ft²

Porch · 96 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 29, 2025	Financing	Transfer On Death Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River High School	High	9–12	0.5 mi
Rocky River Middle School	Middle	6–8	0.5 mi
Goldwood Primary Elementary School	Elementary	KG–2	1.4 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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