

Single Family Residence **RESIDENTIAL**

16 NANTUCKET ROW

ROCKY RIVER, OH 44116

\$345,809 TopHap Estimate · \$220 / ft² · confidence 93 · as of Jul 14, 2026



2
BEDS

2
BATHS

1,572 ft²
LIVING AREA

2,178 ft²
LOT SIZE

1993
YEAR BUILT

1
STORIES

6
ROOMS

2
PARKING

VALUATION

\$346K

\$320K low

\$372K high

Last Sale

\$277,000 · Jan 31, 2022

Est. Owner Equity

\$148,809

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$5,342 (2025)
Assessed Value	\$96,950
Assessor Market Value	\$277,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	CUYAHOGA
Lot (acres)	0.05
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 120 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 25, 2024	Financing	Transfer On Death Deed			
Jan 26, 2022	Resale	Warranty Deed	\$277,000	\$176	\$197K
Sep 27, 2021	Financing	Affidavit Of Death Of Joint Tenant			
Jun 17, 2008	Non-arms-length	Grant Deed	\$420,000	\$267	\$100K

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 CRIME INDEX	105 AIR POLLUTION	22,175 POPULATION	\$96K MEDIAN IN-COME	50°F AVG TEMP	49% SUNSHINE
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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