

Single Family Residence **RESIDENTIAL**

3905 KINGS MILL RUN

ROCKY RIVER, OH 44116

\$570,338 TopHap Estimate · \$233 / ft² · confidence 86 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,450 ft²

LIVING AREA

0.23 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$570K

\$491K low

\$650K high

Est. Owner Equity

\$45,838

Loan-to-Value

92%

TAX & ASSESSMENT

Property Tax	\$8,358 (2024)
Assessed Value	\$161,010
Previous Assessed	\$125,690
Assessor Market Value	\$460,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Cuyahoga
Lot (acres)	0.23
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 84 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 29, 2024	Financing	Survivorship Deed			\$525K
Jun 4, 2024	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.7 mi
Rocky River High School	High	9–12	1.6 mi
Rocky River Middle School	Middle	6–8	1.9 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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