

Townhouse

RESIDENTIAL

46 POND DR

ROCKY RIVER, OH 44116

\$497,688 TopHap Estimate · \$284 / ft² · confidence 86 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,751 ft²

LIVING AREA

7.58 ac

LOT SIZE

1991

YEAR BUILT

2

STORIES

5

ROOMS

2

PARKING

VALUATION

\$498K

\$428K low

\$567K high

Est. Owner Equity

\$348,188

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$6,164 (2024)
Assessed Value	\$111,520
Previous Assessed	\$80,890
Assessor Market Value	\$318,600

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Cuyahoga
Lot (acres)	7.58
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 360 ft²

Porch · 28 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 29, 1999	Resale	Grant Deed	\$186,900	\$107	\$150K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River High School	High	9–12	1.2 mi
Goldwood Primary Elementary School	Elementary	KG–2	1.4 mi
Rocky River Middle School	Middle	6–8	1.6 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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