

Single Family Residence **RESIDENTIAL**

## 22250 BLOSSOM DR

ROCKY RIVER, OH 44116

**\$332,157** TopHap Estimate · \$259 / ft<sup>2</sup> · confidence 82 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,281 ft<sup>2</sup>**

LIVING AREA

**0.2 ac**

LOT SIZE

**1956**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

**2**

PARKING

### VALUATION

**\$332K**

\$272K low

\$393K high

Last Sale

**\$220,000 · Feb 9, 2021**

Est. Owner Equity

**\$332,157**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,344 (2024) |
| Assessed Value        | \$76,930       |
| Previous Assessed     | \$77,420       |
| Assessor Market Value | \$219,800      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | Cuyahoga                |
| Lot (acres)   | 0.20                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Asphalt                 |
| Heating       | Forced Air              |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                               | PRICE     | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------|------------------------------------|-----------|--------------------|------|
| Feb 9, 2021  | Financing | Affidavit Of Death Of Joint Tenant |           |                    |      |
| Feb 3, 2021  | Resale    | Warranty Deed                      | \$220,000 | \$172              |      |
| Jul 30, 2008 | Quitclaim | Quit Claim Transfer                |           |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                             | LEVEL      | GRADES | DISTANCE |
|------------------------------------|------------|--------|----------|
| Rocky River High School            | High       | 9–12   | 0.8 mi   |
| Goldwood Primary Elementary School | Elementary | KG–2   | 1.0 mi   |
| Rocky River Middle School          | Middle     | 6–8    | 1.3 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

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>52</b><br>CRIME INDEX | <b>105</b><br>AIR POLLUTION | <b>22,175</b><br>POPULATION | <b>\$96K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>49%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|