

Single Family Residence **RESIDENTIAL**

2760 GIBSON DR

ROCKY RIVER, OH 44116

\$438,990 TopHap Estimate · \$156 / ft² · confidence 86 · as of Jul 14, 2026



5

BEDS

3

BATHS

2,809 ft²

LIVING AREA

0.23 ac

LOT SIZE

1960

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$439K

\$376K low

\$502K high

Last Sale

\$110,000 · Oct 21, 1985

Est. Owner Equity

\$408,990

Loan-to-Value

7%

TAX & ASSESSMENT

Property Tax	\$7,546 (2024)
Assessed Value	\$136,510
Previous Assessed	\$127,690
Assessor Market Value	\$390,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	Cuyahoga
Lot (acres)	0.23
Roof	Asphalt
Heating	Hot Water
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 308 ft²

Porch · 84 ft²

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.7 mi
Rocky River High School	High	9–12	1.4 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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