

Single Family Residence **RESIDENTIAL**

22714 CENTER RIDGE RD

ROCKY RIVER, OH 44116

\$473,255 TopHap Estimate · \$223 / ft² · confidence 87 · as of Jul 14, 2026



3

BEDS

1

BATHS

2,126 ft²

LIVING AREA

0.54 ac

LOT SIZE

1930

YEAR BUILT

2

STORIES

7

ROOMS

3

PARKING

VALUATION

\$473K

\$413K low

\$533K high

Last Sale

\$450,000 · Apr 24, 2025

Est. Owner Equity

\$90,755

Loan-to-Value

81%

TAX & ASSESSMENT

Property Tax	\$6,613 (2024)
Assessed Value	\$117,110
Previous Assessed	\$117,110
Assessor Market Value	\$334,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Cuyahoga
Lot (acres)	0.54
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Garage	Garage, Detached
Pool	No

Deck · 616 ft²

Porch · 60 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 21, 2025	Resale	Warranty Deed	\$450,000	\$212	\$383K
Jan 11, 2024	Resale	Survivorship Deed	\$385,000	\$181	\$185K
Oct 24, 2023	Financing	Intrafamily Transfer			
Oct 24, 2023	Financing	Transfer On Death Deed			
Dec 31, 2020	Financing	Intrafamily Transfer			
Dec 21, 2017	Quitclaim	Quit Claim Transfer			
Dec 1, 2016	Resale	Warranty Deed	\$135,000	\$63	\$108K
Aug 25, 2015	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.7 mi
Rocky River High School	High	9–12	1.5 mi
Rocky River Middle School	Middle	6–8	2.0 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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