Single Family Residence RESIDENTIAL

10 BEARS RUN

ROCKY RIVER, OH 44116

$540,097 TopHap Estimate · $134 / ft² · confidence 87 · as of Jul 14, 2026

3	3	4,037 ft²	0.18 ac
BEDS	BATHS	LIVING AREA	LOT SIZE
1995	**2**	**7**	**2**
YEAR BUILT	STORIES	ROOMS	PARKING

VALUATION

$540K

$469K low — $611K high

Last Sale	**$385,000 · Mar 21, 1996**
Est. Owner Equity	**$540,097**

TAX & ASSESSMENT

Property Tax	**$13,128 (2024)**
Assessed Value	**$247,310**
Previous Assessed	**$223,240**
Assessor Market Value	**$706,600**

PROPERTY FACTS

Property Type	**Single Family Residence**
Style	**Colonial**
County	**Cuyahoga**
Lot (acres)	**0.18**
Construction	**Frame (Unspecified)**
Roof	**Asphalt**
Heating	**Forced Air**
Cooling	**Central**
Fireplace	**Yes**
Garage	**Garage, Attached**
Pool	**No**

Porch · 45 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	$/FT²	LOAN
Mar 23, 2022	Financing	Transfer On Death Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.6 mi
Rocky River High School	High	9–12	1.5 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	105	22,175	$96K	50°F	49%
CRIME INDEX	AIR POLLUTION	POPULATION	MEDIAN IN-COME	AVG TEMP	SUNSHINE

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

OWNERSHIP

Occupancy	**Owner occupied**