

Townhouse **RESIDENTIAL**

# 21846 RIVER OAKS DR APT 2D

ROCKY RIVER, OH 44116

**\$146,644** TopHap Estimate · \$137 / ft<sup>2</sup> · confidence 86 · as of Jul 14, 2026



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**3**

BEDS

**2**

BATHS

**1,070 ft<sup>2</sup>**

LIVING AREA

**5 ac**

LOT SIZE

**1960**

YEAR BUILT

**2**

STORIES

**6**

ROOMS

**1**

PARKING

## VALUATION

**\$147K**

\$126K low

\$167K high

Last Sale

**\$130,000 · Jun 11, 2024**

Est. Owner Equity

**\$146,644**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,981 (2024) |
| Assessed Value        | \$35,840       |
| Previous Assessed     | \$14,220       |
| Assessor Market Value | \$102,400      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Townhouse                  |
| Style         | Townhouse                  |
| County        | Cuyahoga                   |
| Lot (acres)   | 5.00                       |
| Foundation    | Mat/Raft Foundation (Slab) |
| Heating       | Forced Air                 |
| Cooling       | Central                    |
| Garage        | Garage, Detached           |
| Pool          | Yes                        |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------|----------------------|-----------|--------------------|------|
| Jun 8, 2024  | Financing | Re-Recorded Document |           |                    |      |
| Jun 8, 2024  | Resale    | Warranty Deed        | \$130,000 | \$121              |      |
| Dec 30, 2014 | Resale    | Grant Deed           | \$31,937  | \$30               |      |
| Nov 19, 2012 | Resale    | Warranty Deed        | \$25,000  | \$23               |      |

## ASSIGNED SCHOOLS

| SCHOOL                             | LEVEL      | GRADES | DISTANCE |
|------------------------------------|------------|--------|----------|
| Goldwood Primary Elementary School | Elementary | KG–2   | 0.1 mi   |
| Rocky River High School            | High       | 9–12   | 1.0 mi   |
| Rocky River Middle School          | Middle     | 6–8    | 1.4 mi   |

District: Rocky River City School District



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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>Owner occupied</b> |
|-----------|-----------------------|