

Single Family Residence **RESIDENTIAL**

4 RIVER SIDE DR

ROCKY RIVER, OH 44116

\$625,865 TopHap Estimate · \$314 / ft² · confidence 87 · as of Jul 14, 2026



2

BEDS

3

BATHS

1,995 ft²

LIVING AREA

0.22 ac

LOT SIZE

2007

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$626K

\$544K low

\$708K high

Last Sale

\$580,000 · Sep 18, 2024

Est. Owner Equity

\$270,865

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$10,283 (2024)
Assessed Value	\$186,030
Previous Assessed	\$207,940
Assessor Market Value	\$531,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cuyahoga
Lot (acres)	0.22
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Deck · 280 ft²

Porch · 35 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 17, 2024	Resale	Survivorship Deed	\$580,000	\$291	\$355K
Dec 22, 2015	Resale	Warranty Deed	\$450,000	\$226	\$360K
Jun 28, 2006	Resale	Warranty Deed	\$425,526	\$213	\$200K
Sep 24, 2004	Resale	Grant Deed	\$140,000	\$70	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.4 mi
Rocky River High School	High	9–12	1.1 mi
Rocky River Middle School	Middle	6–8	1.6 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.

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 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.

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 OWNERSHIP

Occupancy	Owner occupied
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