

Rural Residence

RESIDENTIAL

4304 STATE ROUTE 45

ROME, OH 44085

\$155,273 TopHap Estimate · \$99 / ft² · confidence 83 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,564 ft²

LIVING AREA

12.05 ac

LOT SIZE

1999

YEAR BUILT

1

STORIES

6

ROOMS

4

PARKING

VALUATION

\$155K

\$130K low

\$181K high

Est. Owner Equity

\$155,273

TAX & ASSESSMENT

Property Tax	\$3,910 (2025)
Assessed Value	\$98,850
Previous Assessed	\$98,850
Assessor Market Value	\$282,400

PROPERTY FACTS

Property Type	Rural Residence
Style	Ranch
County	Ashtabula
Lot (acres)	12.05
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 164 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 29, 2022	Financing	Certificate Of Transfer			
Mar 21, 2013	Quitclaim	Quit Claim Transfer	\$184,600	\$118	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Grand Valley Elementary School	Elementary	KG–5	6.0 mi
Grand Valley Middle School	Middle	6–8	6.0 mi
Grand Valley High School	High	9–12	6.1 mi

District: Grand Valley Local 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 44085

80 CRIME INDEX	101 AIR POLLUTION	3,369 POPULATION	\$70K MEDIAN IN-COME	49°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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