

Single Family Residence **RESIDENTIAL**

21215 AVALON DR

ROCKY RIVER, OH 44116

\$1,133,611 TopHap Estimate · \$377 / ft² · confidence 87 · as of Jul 14, 2026



3

BEDS

3

BATHS

3,004 ft²

LIVING AREA

0.63 ac

LOT SIZE

1952

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$1.1M

\$981K low

\$1.3M high

Last Sale

\$90,000 · Apr 4, 2023

Est. Owner Equity

\$1,133,611

TAX & ASSESSMENT

Property Tax	\$5,011 (2024)
Assessed Value	\$88,730
Previous Assessed	\$71,470
Assessor Market Value	\$253,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	Cuyahoga
Lot (acres)	0.63
Heating	Hot Water
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement

Porch · 130 ft²

CLIMATE RISK

85 FLOOD	5 WILDFIRE	68 HEAT	63 STORM	30 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 26, 2023	Financing	Intrafamily Transfer			
Mar 24, 2023	Resale	Fiduciary Deed	\$90,000	\$30	
Mar 26, 2023	Financing	Intrafamily Transfer			
Feb 10, 2022	Financing	Transfer On Death Deed			
Feb 10, 2022	Resale	Warranty Deed	\$965,000	\$321	
Feb 25, 2019	Quitclaim	Quit Claim Transfer			
May 31, 2018	Recorded document	Affidavit Of Death			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River High School	High	9–12	0.7 mi
Rocky River Middle School	Middle	6–8	0.8 mi
Goldwood Primary Elementary School	Elementary	KG–2	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.

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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