

Single Family Residence

**RESIDENTIAL**

# 3707 KINGS MILL RUN

ROCKY RIVER, OH 44116

**\$412,652** TopHap Estimate · \$148 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**2,786 ft<sup>2</sup>**

LIVING AREA

**0.23 ac**

LOT SIZE

**1987**

YEAR BUILT

**2**

STORIES

**8**

ROOMS

**2**

PARKING

## VALUATION

**\$413K**

\$398K low

\$427K high

Last Sale

**\$201,900 · Apr 18, 1991**

Est. Owner Equity

**\$103,852**

Loan-to-Value

**76%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$10,335 (2024) |
| Assessed Value        | \$186,970       |
| Previous Assessed     | \$150,260       |
| Assessor Market Value | \$534,200       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Colonial                |
| County        | Cuyahoga                |
| Lot (acres)   | 0.23                    |
| Roof          | Asphalt                 |
| Heating       | Forced Air              |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Deck · 160 ft²

Porch · 36 ft²

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Fairview High School           | High       | 9–12   | 0.8 mi   |
| Gilles-Sweet Elementary School | Elementary | KG–5   | 0.8 mi   |
| Lewis F Mayer Middle School    | Middle     | 6–8    | 0.9 mi   |

District: Fairview Park 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

|                                      |                                         |                                         |                                            |                                     |                                    |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>52</div> <div>CRIME INDEX</div> | <div>105</div> <div>AIR POLLUTION</div> | <div>22,175</div> <div>POPULATION</div> | <div>\$96K</div> <div>MEDIAN IN-COME</div> | <div>50°F</div> <div>AVG TEMP</div> | <div>49%</div> <div>SUNSHINE</div> |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|