

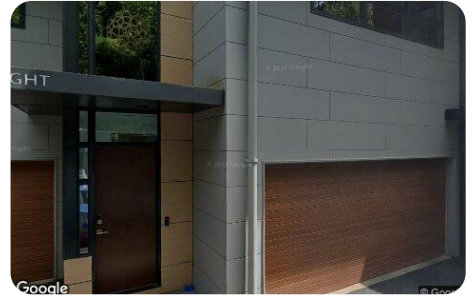
Townhouse

RESIDENTIAL

8 ELEVEN RIV

ROCKY RIVER, OH 44116

\$1,281,757 TopHap Estimate · \$395 / ft² · confidence 86 · as of Jul 14, 2026



2

BEDS

3

BATHS

3,245 ft²

LIVING AREA

3,182 ft²

LOT SIZE

2011

YEAR BUILT

3

STORIES

5

ROOMS

2

PARKING

VALUATION

\$1.3M

\$1.1M low

\$1.5M high

Last Sale

\$781,500 · Aug 31, 2015

Est. Owner Equity

\$695,632

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$25,321 (2024)
Assessed Value	\$458,090
Previous Assessed	\$321,970
Assessor Market Value	\$1,308,800

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Cuyahoga
Lot (acres)	0.07
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 1,164 ft²

Elevator

Porch · 153 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 27, 2015	Resale	Warranty Deed	\$781,500	\$241	\$586K
Feb 28, 2012	Resale	Warranty Deed	\$736,629	\$227	\$417K
Apr 27, 2011	Financing	Mortgage			\$1.6M
Apr 27, 2011	Financing	Mortgage			\$1M
Nov 20, 2008	Resale	Warranty Deed	\$290,500	\$90	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River Middle School	Middle	6–8	0.6 mi
Rocky River High School	High	9–12	1.1 mi
Goldwood Primary Elementary School	Elementary	KG–2	2.0 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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