

Single Family Residence **RESIDENTIAL**

20751 BEACHWOOD DR

ROCKY RIVER, OH 44116

\$661,842 TopHap Estimate · \$324 / ft² · confidence 84 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,042 ft²

LIVING AREA

0.14 ac

LOT SIZE

1930

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$662K

\$554K low

\$770K high

Last Sale

\$568,500 · Jul 9, 2021

Est. Owner Equity

\$207,042

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$10,099 (2024)
Assessed Value	\$182,710
Previous Assessed	\$144,340
Assessor Market Value	\$522,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Cuyahoga
Lot (acres)	0.14
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 6, 2021	Resale	Survivorship Deed	\$568,500	\$278	\$455K
Dec 27, 2012	Resale	Warranty Deed	\$260,000	\$127	\$251K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River High School	High	9–12	0.4 mi
Rocky River Middle School	Middle	6–8	0.4 mi
Goldwood Primary Elementary School	Elementary	KG–2	1.3 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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