

Townhouse

RESIDENTIAL

102 RIVER ROCK WAY

BEREA, OH 44017

\$270,977 TopHap Estimate · \$169 / ft² · confidence 83 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,600 ft²

LIVING AREA

2,714 ft²

LOT SIZE

2015

YEAR BUILT

2

STORIES

7

ROOMS

1

PARKING

VALUATION

\$271K

\$224K low

\$318K high

Last Sale

\$186,460 · Mar 7, 2016

Est. Owner Equity

\$113,077

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$4,746 (2024)
Assessed Value	\$83,690
Previous Assessed	\$61,120
Assessor Market Value	\$239,100

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Cuyahoga
Lot (acres)	0.06
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 15, 2017	Financing	Loan Modification			\$2.8M
Feb 8, 2016	Resale	Warranty Deed	\$186,460	\$117	\$177K
Nov 13, 2015	Recorded document	Grant Deed			
Nov 13, 2015	Resale	Warranty Deed	\$17,860	\$11	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Falls-Lenox Primary School	Elementary	1–3	1.5 mi
Olmsted Falls High School	High	9–12	2.2 mi
Olmsted Falls Middle School	Middle	6–8	2.6 mi

District: Olmsted Falls 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 44017

63 CRIME INDEX	111 AIR POLLUTION	18,526 POPULATION	\$74K 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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