

Townhouse **RESIDENTIAL**

509 BEACHCLIFF ROW DR

ROCKY RIVER, OH 44116

\$795,433 TopHap Estimate · \$348 / ft² · confidence 82 · as of Jul 14, 2026



3
BEDS

4
BATHS

2,284 ft²
LIVING AREA

2,591 ft²
LOT SIZE

2006
YEAR BUILT

3
STORIES

7
ROOMS

2
PARKING

VALUATION

\$795K

\$653K low

\$938K high

Last Sale

\$462,500 · Oct 3, 2018

Est. Owner Equity

\$405,109

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$10,099 (2024)
Assessed Value	\$182,700
Previous Assessed	\$155,860
Assessor Market Value	\$522,000

PROPERTY FACTS

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 2, 2018	Resale	Warranty Deed	\$462,500	\$202	\$363K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River Middle School	Middle	6–8	0.5 mi
Rocky River High School	High	9–12	0.8 mi
Goldwood Primary Elementary School	Elementary	KG–2	1.8 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
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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