

Townhouse **RESIDENTIAL**

532 BEACHCLIFF ROW DR

ROCKY RIVER, OH 44116

\$864,534 TopHap Estimate · \$508 / ft² · confidence 86 · as of Jul 14, 2026



3
BEDS

3
BATHS

1,703 ft²
LIVING AREA

2,029 ft²
LOT SIZE

2013
YEAR BUILT

2
STORIES

5
ROOMS

2
PARKING

VALUATION

\$865K

\$746K low

\$983K high

Est. Owner Equity

\$864,534

TAX & ASSESSMENT

Property Tax	\$9,278 (2024)
Assessed Value	\$164,300
Previous Assessed	\$127,960
Assessor Market Value	\$469,400

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	Cuyahoga
Lot (acres)	0.05
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Garage	Garage, Attached
Pool	No

Patio · 182 ft²

Porch · 98 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 11, 2025	Financing	Warranty Deed			
Jun 7, 2022	Resale	Fiduciary Deed	\$470,000	\$276	
Aug 13, 2021	Financing	Intrafamily Transfer			

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	Absentee owner
-----------	----------------