

Single Family Residence

RESIDENTIAL

1265 RIVER RUN DR

MACEDONIA, OH 44056

\$472,266

TopHap Estimate · \$223 / ft² · confidence 86 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,114 ft²

LIVING AREA

0.72 ac

LOT SIZE

2003

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$472K

\$408K low

\$537K high

Last Sale

\$368,534 · Nov 10, 2003

Est. Owner Equity

\$221,266

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$13,287 (2025)
Assessed Value	\$142,646
Previous Assessed	\$125,829
Assessor Market Value	\$407,560

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	SUMMIT
Lot (acres)	0.72
Heating	Central
Cooling	Central
Pool	No

Deck · 114 ft²

Patio · 114 ft²

Porch · 270 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 10, 2003	Resale	Grant Deed	\$368,530	\$174	\$298K
Apr 7, 2003	Financing	Trustees Deed			\$282K
Jan 17, 2003	Resale	Grant Deed	\$95,000	\$45	\$146K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Nordonia High School	High	9–12	2.0 mi
Ledgeview Elementary School	Elementary	KG–4	2.4 mi
Nordonia Middle School	Middle	7–8	3.5 mi

District: Nordonia Hills 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 44056

40 CRIME INDEX	118 AIR POLLUTION	11,300 POPULATION	\$100K MEDIAN IN-COME	49°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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