

Single Family Residence

RESIDENTIAL

5039 STATE ROUTE 45

ROME, OH 44085

\$211,456 TopHap Estimate · \$109 / ft² · confidence 82 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,944 ft²

LIVING AREA

2.58 ac

LOT SIZE

1830

YEAR BUILT

2

STORIES

8

ROOMS

3

PARKING

VALUATION

\$211K

\$173K low

\$250K high

Est. Owner Equity

\$97,456

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$2,276 (2025)
Assessed Value	\$56,630
Previous Assessed	\$56,630
Assessor Market Value	\$161,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	Ashtabula
Lot (acres)	2.58
Heating	Yes
Cooling	Central

Porch · 64 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 2, 2023	Non-arms-length	Survivorship Deed	\$154,000	\$79	\$114K
Mar 16, 2020	Quitclaim	Quit Claim Transfer	\$54,900	\$28	
Feb 28, 2017	Quitclaim	Quit Claim Transfer			
Nov 20, 2017	Quitclaim	Quit Claim Transfer			
Jun 22, 2009	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Grand Valley Elementary School	Elementary	KG–5	4.6 mi
Grand Valley Middle School	Middle	6–8	4.7 mi
Grand Valley High School	High	9–12	4.7 mi

District: Grand Valley Local 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 44085

80 CRIME INDEX	101 AIR POLLUTION	3,369 POPULATION	\$70K 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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