

Rural Residence

RESIDENTIAL

4280 STATE ROUTE 534

ROME, OH 44085

\$371,945 TopHap Estimate · \$310 / ft² · confidence 88 · as of Jul 14, 2026

5

BEDS

2

BATHS

1,200 ft²

LIVING AREA

48.82 ac

LOT SIZE

1850

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$372K

\$326K low

\$418K high

Last Sale

\$366,100 · Mar 27, 2023

Est. Owner Equity

\$42,455

Loan-to-Value

87%

TAX & ASSESSMENT

Property Tax

\$8,461 (2025)

Assessed Value

\$102,130

Previous Assessed

\$102,130

Assessor Market Value

\$291,800

PROPERTY FACTS

Property Type	Rural Residence
Style	Traditional/Old
County	Ashtabula
Lot (acres)	48.82
Heating	Yes
Cooling	Central
Fireplace	Yes

Deck · 400 ft²

Patio · 400 ft²

Porch · 358 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 22, 2023	Resale	Warranty Deed	\$366,100	\$305	\$329K
Oct 14, 2021	Resale	Warranty Deed	\$330,000	\$275	
Oct 31, 2018	Resale	Warranty Deed	\$205,000	\$171	\$258K
Nov 8, 2005	Resale	Warranty Deed	\$199,000	\$166	\$149K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Grand Valley Elementary School	Elementary	KG–5	7.1 mi
Grand Valley High School	High	9–12	7.2 mi
Grand Valley Middle School	Middle	6–8	7.2 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
--------------------------	-----------------------------	----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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