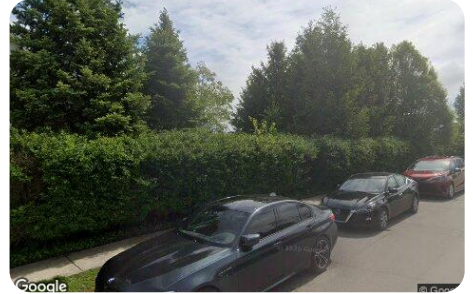


Single Family Residence **RESIDENTIAL**

19486 FRAZIER DR

ROCKY RIVER, OH 44116

\$3,995,000 TopHap Estimate · \$547 / ft² · confidence 76 · as of Jul 14, 2026



5
BEDS

5.5
BATHS

7,300 ft²
LIVING AREA

0.81 ac
LOT SIZE

2007
YEAR BUILT

2
STORIES

12
ROOMS

3
PARKING

VALUATION

\$4M

\$3M low

\$5M high

Last Sale

\$3,300,000 · Nov 8, 2017

Est. Owner Equity

\$1,198,500

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$73,114 (2025)
Assessed Value	\$1,337,175
Assessor Market Value	\$3,820,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	CUYAHOGA
Lot (acres)	0.81
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 1,520 ft²

Porch · 153 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 24, 2026	Quitclaim	Quit Claim Transfer			
Nov 8, 2017	Resale	Grant Deed	\$3,300,000	\$452	
Jul 10, 2007	Financing	Trustees Deed			\$290K
Dec 5, 2005	Resale	Grant Deed	\$1,710,000	\$234	\$1.2M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River Middle School	Middle	6–8	1.0 mi
Rocky River High School	High	9–12	1.3 mi
Goldwood Primary Elementary School	Elementary	KG–2	2.3 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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