

Single Family Residence **RESIDENTIAL**

22530 RIVERGATE DR

ROCKY RIVER, OH 44116

\$353,265 TopHap Estimate · \$316 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,118 ft²

LIVING AREA

0.3 ac

LOT SIZE

1960

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$353K

\$310K low

\$396K high

Est. Owner Equity

\$141,165

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$5,598 (2024)
Assessed Value	\$99,120
Previous Assessed	\$77,740
Assessor Market Value	\$283,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cuyahoga
Lot (acres)	0.30
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Garage	Garage, Attached
Pool	No

Porch · 117 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 5, 2008	Quitclaim	Quit Claim Transfer			\$138K
Oct 16, 2002	Resale	Grant Deed	\$159,000	\$142	\$151K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.9 mi
Rocky River High School	High	9–12	1.8 mi
Rocky River Middle School	Middle	6–8	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	Absentee owner
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