

Single Family Residence

RESIDENTIAL

3950 ROCKY RIVER DR

CLEVELAND, OH 44111

\$243,987 TopHap Estimate · \$120 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

1

BATHS

2,030 ft²

LIVING AREA

0.19 ac

LOT SIZE

1913

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$244K

\$218K low

\$270K high

Last Sale

\$210,000 · Jun 9, 2023

Est. Owner Equity

\$44,487

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$4,819 (2024)
Assessed Value	\$73,510
Previous Assessed	\$56,880
Assessor Market Value	\$210,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Cuyahoga
Lot (acres)	0.20
Roof	Slate
Heating	Forced Air
Cooling	None

Porch · 320 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 7, 2023	Resale	Warranty Deed	\$210,000	\$103	\$200K
May 30, 2023	Financing	Intrafamily Transfer			
Jun 18, 2003	Recorded document	Grant Deed			
Nov 21, 2002	Resale	Grant Deed	\$57,000	\$28	
Nov 20, 1998	Financing	Trustees Deed			\$160K
Nov 20, 1998	Non-arms-length	Trustees Deed	\$28,000	\$14	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Valley View Boys Leadership Academy	Elementary	PK–8	0.4 mi
John Marshall School of Information Technology	High	9–12	1.4 mi

District: Cleveland Municipal 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 44111

109 CRIME INDEX	111 AIR POLLUTION	39,724 POPULATION	\$56K 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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