

Single Family Residence **RESIDENTIAL**

4115 RIVER LN

ROCKY RIVER, OH 44116

\$379,483 TopHap Estimate · \$294 / ft² · confidence 85 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,290 ft²
LIVING AREA

0.26 ac
LOT SIZE

1960
YEAR BUILT

1
STORIES

6
ROOMS

2
PARKING

VALUATION

\$379K

\$321K low

\$438K high

Last Sale

\$144,000 · Aug 23, 2000

Est. Owner Equity

\$242,557

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$5,127 (2024)
Assessed Value	\$92,750
Previous Assessed	\$75,710
Assessor Market Value	\$265,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cuyahoga
Lot (acres)	0.26
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Garage	Garage, Detached
Pool	No

Patio · 248 ft²

Porch · 120 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 23, 2000	Resale	Grant Deed	\$144,000	\$112	\$122K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.8 mi
Rocky River High School	High	9–12	1.7 mi
Rocky River Middle School	Middle	6–8	2.1 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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