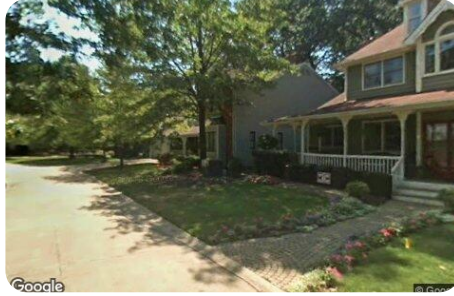


Single Family Residence **RESIDENTIAL**

7 WESTFIELD LN

ROCKY RIVER, OH 44116

\$520,722 TopHap Estimate · \$178 / ft² · confidence 87 · as of Jul 14, 2026



5

BEDS

3

BATHS

2,918 ft²

LIVING AREA

0.25 ac

LOT SIZE

1986

YEAR BUILT

2

STORIES

10

ROOMS

2

PARKING

VALUATION

\$521K

\$452K low

\$589K high

Last Sale

\$4,480 · Jul 20, 2010

Est. Owner Equity

\$120,722

Loan-to-Value

78%

TAX & ASSESSMENT

Property Tax	\$10,850 (2024)
Assessed Value	\$196,290
Previous Assessed	\$178,680
Assessor Market Value	\$560,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	Cuyahoga
Lot (acres)	0.25
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 532 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 27, 2010	Quitclaim	Quit Claim Transfer			
Jun 28, 2010	Resale	Warranty Deed	\$4,480	\$2	
Feb 26, 2009	Quitclaim	Quit Claim Transfer			
Feb 17, 2009	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocky River High School	High	9–12	0.3 mi
Rocky River Middle School	Middle	6–8	0.5 mi
Goldwood Primary Elementary School	Elementary	KG–2	0.9 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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