

Single Family Residence

RESIDENTIAL

2 ERIN CT

ROCKY RIVER, OH 44116

\$451,975 TopHap Estimate · \$263 / ft² · confidence 83 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,718 ft²

LIVING AREA

0.21 ac

LOT SIZE

1995

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$452K

\$374K low

\$530K high

Last Sale

\$252,000 · Feb 28, 2006

Est. Owner Equity

\$232,275

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax	\$8,257 (2024)
Assessed Value	\$149,380
Previous Assessed	\$130,660
Assessor Market Value	\$426,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cuyahoga
Lot (acres)	0.21
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 48 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 28, 2006	Resale	Grant Deed	\$252,000	\$147	\$202K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Goldwood Primary Elementary School	Elementary	KG–2	0.3 mi
Rocky River High School	High	9–12	0.7 mi
Rocky River Middle School	Middle	6–8	1.1 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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