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CHEVIOT FINANCIAL CORP  
Form 11-K  
June 20, 2006

SECURITIES AND EXCHANGE COMMISSION  
WASHINGTON, D.C. 20549

FORM 11-K

ANNUAL REPORT  
PURSUANT TO SECTION 15(d) OF THE  
SECURITIES EXCHANGE ACT OF 1934

ANNUAL REPORT PURSUANT TO SECTION 15(d) OF THE SECURITIES EXCHANGE ACT OF 1934 [NO FEE REQUIRED, EFFECTIVE OCTOBER 7, 1996].

For the fiscal year ended December 31, 2005  
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OR

TRANSITION REPORT PURSUANT TO SECTION 15(d) OF THE SECURITIES EXCHANGE ACT OF 1934 [NO FEE REQUIRED].

For the transition period from \_\_\_\_\_ to \_\_\_\_\_

Commission File Number 000-50-529  
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A. Full title of the plan and the address of the plan, if different from that of the issuer named below:

Cheviot Savings Bank 401(k) Retirement Savings Plan

B: Name of issuer of the securities held pursuant to the plan and the address of its principal executive office:

Cheviot Financial Corp.  
3723 Glenmore Avenue  
Cheviot, Ohio 45211

SUMMARY ANNUAL REPORT

FOR THE CHEVIOT BUILDING AND LOAN CO. 401(K)  
RETIREMENT SAVINGS PLAN & TRUST

This is a summary of the annual report for The Cheviot Building and Loan Co. 401(k) Retirement Savings Plan & Trust, EIN 31-0238110, Plan No. 002, for period January 1, 2005 through December 31, 2005. The annual report has been filed with the Employee Benefits Security Administration, U.S. Department of Labor, as required under the Employee Retirement Income Security Act of 1974 (ERISA).

Basic Financial Statement

Benefits under the plan are provided through a trust fund. Plan expenses were

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\$10,315. These expenses included \$10,315 in benefits paid to participants and beneficiaries. A total of 53 persons were participants in or beneficiaries of the plan at the end of the plan year, although not all of these persons had yet earned the right to receive benefits.

The value of plan assets was \$2,768,413 as of December 31, 2005, compared to \$2,247,674 as of January 1, 2005. During the plan year the plan experienced an increase in its net assets of \$520,739. This increase includes unrealized appreciation and depreciation in the value of plan assets; that is, the difference between the value of the plan's assets at the end of the year and the value of the assets at the beginning of the year or the cost of assets acquired during the year. The plan had total income of \$531,054 including employer contributions of \$128,324, employee contributions of \$186,749, rollovers of \$94,958, and net investment income of \$121,023.

### Your Rights To Additional Information

You have the right to receive a copy of the full annual report, or any part thereof, on request. The items listed below are included in that report:

1. financial information.

To obtain a copy of the full annual report, or any part thereof, write or call The Cheviot Building and Loan Co., 3723 Glenmore Avenue, Cheviot, OH 45211-4744, (513) 661-0457.

You also have the right to receive from the Plan Administrator, on request and at no charge, a statement of the assets and liabilities of the plan and accompanying notes, or a statement of income and expenses of the plan and accompanying notes, or both. If you request a copy of the full annual report from the plan administrator, these two statements and accompanying notes will be included as part of that report.

You also have the legally protected right to examine the annual report at the main office of the plan (The Cheviot Building and Loan Co., 3723 Glenmore Avenue, Cheviot, OH 45211-4744) and at the U.S. Department of Labor in Washington, D.C., or to obtain a copy from the U.S. Department of Labor upon payment of copying costs. Requests to the Department should be addressed to: Public Disclosure Room, Room N1513, Employee Benefits Security Administration, U.S. Department of Labor, 200 Constitution Avenue, N.W., Washington, D.C. 20210.

### SIGNATURES

The Plan. Pursuant to the requirements of the Securities Exchange Act of 1934, the trustees (or other persons who administer the employee benefit plan) have duly caused this annual report to be signed on its behalf by the undersigned hereunto duly authorized.

CHEVIOT SAVINGS BANK  
401(k) RETIREMENT SAVINGS PLAN

Date: June 19, 2006

By: /s/ Thomas J. Linneman

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Name: Thomas J. Linneman  
Title: Trustee