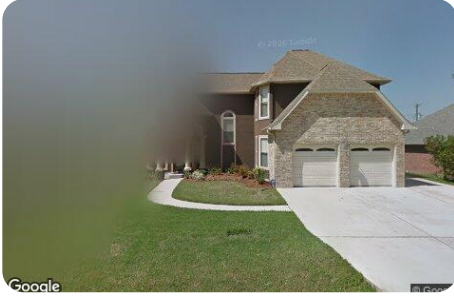


Single Family Residence **RESIDENTIAL**

# 317 RIVERWOOD DR

SAINT ROSE, LA 70087

**\$383,011** TopHap Estimate · \$107 / ft² · confidence 90 · as of Jul 14, 2026



**3,594 ft²**  
LIVING AREA

**0.26 ac**  
LOT SIZE

**2008**  
YEAR BUILT

## VALUATION

**\$383K**

\$346K low

\$420K high

Last Sale

**\$370,000 · Apr 1, 2024**

Est. Owner Equity

**\$87,011**

Loan-to-Value

**78%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,968 (2024) |
| Assessed Value        | \$28,980       |
| Previous Assessed     | \$36,209       |
| Assessor Market Value | \$289,800      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Saint Charles           |
| Lot (acres)   | 0.26                    |
| Heating       | None                    |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE    | \$/FT <sup>2</sup> | LOAN |
|--------------|--------|------------|----------|--------------------|------|
| Feb 14, 2006 | Resale | Grant Deed | \$71,500 | \$20               |      |
| Apr 27, 2005 | Resale | Grant Deed | \$60,000 | \$17               |      |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Albert Cammon Middle School | Middle     | 6–8    | 0.9 mi   |
| St. Rose Elementary School  | Elementary | PK–5   | 0.9 mi   |
| Destrehan High School       | High       | 9–12   | 3.6 mi   |

District: St. Charles Parish 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 70087

|                           |                             |                            |                                |                         |                        |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>119</b><br>CRIME INDEX | <b>102</b><br>AIR POLLUTION | <b>7,821</b><br>POPULATION | <b>\$62K</b><br>MEDIAN IN-COME | <b>69°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|