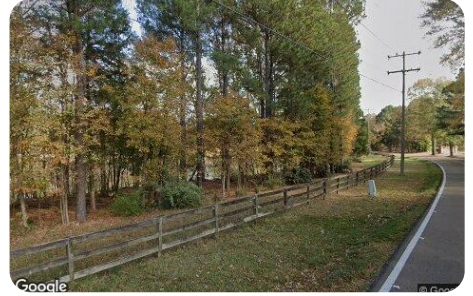


Single Family Residence **RESIDENTIAL**

280 RICHARDSON RD

RIDGELAND, MS 39157

\$1,369,855 TopHap Estimate · \$235 / ft² · confidence 76 · as of Jun 23, 2026



4

BEDS

4

BATHS

5,820 ft²

LIVING AREA

4.18 ac

LOT SIZE

1978

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$1.4M

\$1M low

\$1.7M high

Est. Owner Equity

\$1,369,855

TAX & ASSESSMENT

Property Tax	\$6,856 (2025)
Assessed Value	\$66,409
Previous Assessed	\$66,409
Assessor Market Value	\$664,090

PROPERTY FACTS

Property Type	Single Family Residence
County	Madison
Lot (acres)	4.18
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	None
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 252 ft²

Patio · 286 ft²

CLIMATE RISK

22
FLOOD

35
WILDFIRE

99
HEAT

80
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 30, 2018	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ridgeland High School	High	9–12	1.6 mi
Old Town Middle School	Middle	6–8	1.7 mi
Ann Smith Elementary School	Elementary	PK–2	3.0 mi

District: Madison County 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 39157

109 CRIME INDEX	84 AIR POLLUTION	25,907 POPULATION	\$88K MEDIAN IN-COME	64°F AVG TEMP	61% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------