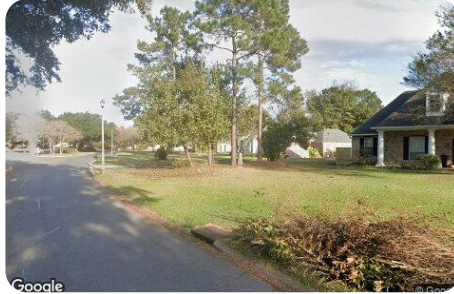


Single Family Residence **RESIDENTIAL**

5321 RIVERBEND BLVD

BATON ROUGE, LA 70820

\$534,842 TopHap Estimate · \$156 / ft² · confidence 85 · as of Jul 14, 2026



3,419 ft²
LIVING AREA

1996
YEAR BUILT

VALUATION

\$535K

\$453K low

\$617K high

Last Sale

\$598,900 · Jan 14, 2022

Est. Owner Equity

\$0

Loan-to-Value

99%

TAX & ASSESSMENT

Property Tax	\$285 (2025)
Assessed Value	\$56,900
Previous Assessed	\$56,900
Assessor Market Value	\$569,000

PROPERTY FACTS

Property Type	Single Family Residence
County	East Baton Rouge
Heating	None

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 11, 2022	Resale	Deed	\$598,900	\$175	\$569K
Sep 7, 2016	Resale	Grant Deed	\$424,900	\$124	\$404K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
McKinley Senior High School	High	9–12	2.8 mi
Highland Elementary School	Elementary	PK–5	2.8 mi
Glasgow Middle School	Middle	6–8	3.4 mi

District: East Baton Rouge 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 70820

138 CRIME INDEX	90 AIR POLLUTION	24,690 POPULATION	\$53K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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