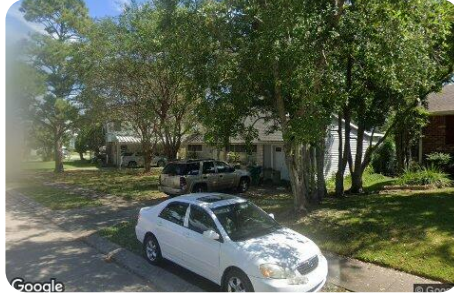


Single Family Residence **RESIDENTIAL**

# 617 HESTER AVE

RIVER RIDGE, LA 70123

**\$261,718** TopHap Estimate · confidence 95 · as of Jul 14, 2026



**0.16 ac**  
LOT SIZE

## VALUATION

**\$262K**

\$249K low

\$274K high

Est. Owner Equity

**\$172,838**

Loan-to-Value

**37%**

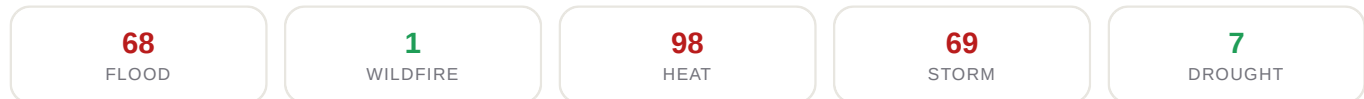
## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,366 (2025) |
| Assessed Value        | \$18,220       |
| Previous Assessed     | \$18,220       |
| Assessor Market Value | \$182,200      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Jefferson               |
| Lot (acres)   | 0.16                    |
| Heating       | None                    |

## CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

## ASSIGNED SCHOOLS

| SCHOOL                                   | LEVEL      | GRADES | DISTANCE |
|------------------------------------------|------------|--------|----------|
| Hazel Park/Hilda Knoff Elementary School | Elementary | PK–8   | 1.9 mi   |
| Riverdale High School                    | High       | 9–12   | 3.0 mi   |

District: Jefferson 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 70123**

|                          |                            |                             |                                    |                         |                        |
|--------------------------|----------------------------|-----------------------------|------------------------------------|-------------------------|------------------------|
| <b>91</b><br>CRIME INDEX | <b>92</b><br>AIR POLLUTION | <b>26,125</b><br>POPULATION | <b>\$82K</b><br>MEDIAN IN-<br>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> |
|-----------|-----------------------|