

Single Family Residence **RESIDENTIAL**

65327 S RIVER RD

ROSELAND, LA 70456

\$394,490 TopHap Estimate · \$176 / ft² · confidence 34 · as of Jul 14, 2026



2,236 ft²
LIVING AREA

2.99 ac
LOT SIZE

1919
YEAR BUILT

VALUATION

\$394K

\$133K low

\$656K high

Last Sale

\$85,000 · Jul 23, 2026

Est. Owner Equity

\$51,284

Loan-to-Value

87%

TAX & ASSESSMENT

Assessed Value	\$7,003
Assessor Market Value	\$70,022

PROPERTY FACTS

Property Type	Single Family Residence
County	TANGIPAHOA
Lot (acres)	2.99
Pool	No

CLIMATE RISK

1 FLOOD	34 WILDFIRE	98 HEAT	69 STORM	2 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 23, 2026	Resale	Deed	\$85,000	\$38	
Apr 13, 2007	Resale	Grant Deed	\$346,528	\$155	\$352K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Chesbrough Elementary School	Elementary	PK–5	3.3 mi
Jewel M. Sumner Middle School	Middle	6–8	4.7 mi
Jewel M. Sumner High School	High	9–12	4.7 mi

District: Tangipahoa 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.

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 NEIGHBORHOOD · ZIP 70456

114 CRIME INDEX	89 AIR POLLUTION	3,864 POPULATION	\$45K MEDIAN IN-COME	66°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Absentee owner
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