

Single Family Residence

RESIDENTIAL

307 RIVER RIDGE DR

BOUTTE, LA 70039

\$217,587 TopHap Estimate · \$174 / ft² · confidence 94 · as of Jul 14, 2026



1,250 ft²
LIVING AREA

0.21 ac
LOT SIZE

1995
YEAR BUILT

VALUATION

\$218K

\$204K low

\$231K high

Last Sale

\$210,000 · Apr 10, 2024

Est. Owner Equity

\$3,072

Loan-to-Value

100%

TAX & ASSESSMENT

Property Tax	\$1,579 (2024)
Assessed Value	\$15,380
Previous Assessed	\$10,080
Assessor Market Value	\$153,800

PROPERTY FACTS

Property Type	Single Family Residence
County	Saint Charles
Lot (acres)	0.21
Heating	None
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 9, 2024	Resale	Cash Sale Deed	\$210,000	\$168	\$215K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mimosa Park Elementary School	Elementary	PK–2	1.7 mi
Hahnville High School	High	9–12	1.9 mi
J.B. Martin Middle School	Middle	6–8	3.4 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 70039

140 CRIME INDEX	107 AIR POLLUTION	2,812 POPULATION	\$64K MEDIAN IN-COME	69°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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