

Quadplex (4 Units, Any Combination)

RESIDENTIAL

1 RIVER BIRCH LN

SAINT ROSE, LA 70087



1,280 ft²
LIVING AREA

2,614 ft²
LOT SIZE

1972
YEAR BUILT

VALUATION

Last Sale

\$106,400 · May 4, 2023

TAX & ASSESSMENT

Property Tax	\$518 (2023)
Assessed Value	\$7,130
Previous Assessed	\$4,652
Assessor Market Value	\$71,300

PROPERTY FACTS

Property Type	Quadplex (4 Units, Any Combination)
County	Saint Charles
Lot (acres)	0.06
Heating	None
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 3, 2023	Resale	Deed	\$106,400	\$83	\$104K
Jul 21, 2020	Resale	Cash Sale Deed	\$67,000	\$52	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Albert Cammon Middle School	Middle	6–8	0.2 mi
St. Rose Elementary School	Elementary	PK–5	0.2 mi
Destrehan High School	High	9–12	4.6 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 70087

119 CRIME INDEX	102 AIR POLLUTION	7,821 POPULATION	\$62K 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