

Single Family Residence

RESIDENTIAL

318 RIVER RIDGE DR

BOUTTE, LA 70039

\$241,799 TopHap Estimate · \$164 / ft² · confidence 97 · as of Jul 14, 2026



1,471 ft²
LIVING AREA

0.4 ac
LOT SIZE

1995
YEAR BUILT

VALUATION

\$242K

\$235K low

\$249K high

Last Sale

\$140,000 · Nov 27, 2019

Est. Owner Equity

\$241,799

TAX & ASSESSMENT

Property Tax	\$972 (2024)
Assessed Value	\$16,970
Previous Assessed	\$13,106
Assessor Market Value	\$169,700

PROPERTY FACTS

Property Type	Single Family Residence
County	Saint Charles
Lot (acres)	0.40
Heating	None
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 26, 2019	Resale	Cash Sale Deed	\$140,000	\$95	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mimosa Park Elementary School	Elementary	PK–2	1.8 mi
Hahnville High School	High	9–12	1.8 mi
J.B. Martin Middle School	Middle	6–8	3.3 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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