

Single Family Residence

RESIDENTIAL

315 RIVER RIDGE DR

BOUTTE, LA 70039

\$232,880 TopHap Estimate · \$215 / ft² · confidence 96 · as of Jul 14, 2026



1,085 ft²
LIVING AREA

0.19 ac
LOT SIZE

1972
YEAR BUILT

VALUATION

\$233K

\$225K low

\$241K high

Last Sale

\$212,000 · Feb 16, 2023

Est. Owner Equity

\$24,720

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$1,217 (2024)
Assessed Value	\$19,360
Previous Assessed	\$13,282
Assessor Market Value	\$193,600

PROPERTY FACTS

Property Type	Single Family Residence
County	Saint Charles
Lot (acres)	0.19
Heating	None
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 31, 2023	Resale	Cash Sale Deed	\$212,000	\$195	\$208K
May 13, 2021	Resale	Cash Sale Deed	\$72,500	\$67	
Dec 30, 2020	Financing	Grant Deed			\$50K
Jul 10, 2019	Recorded document	Correction Deed			
Nov 6, 2017	Quitclaim	Quit Claim Transfer			
Jul 27, 2017	Non-arms-length	Grant Deed	\$762	\$1	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mimosa Park Elementary School	Elementary	PK–2	1.7 mi
Hahnville High School	High	9–12	1.8 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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