

Single Family Residence **RESIDENTIAL**

721 MIRADON AVE

RIVER RIDGE, LA 70123

\$326,116 TopHap Estimate · confidence 96 · as of Jul 14, 2026



0.16 ac
LOT SIZE

VALUATION

\$326K

\$314K low

\$338K high

Last Sale

\$269,000 · Apr 14, 2020

Est. Owner Equity

\$70,566

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$1,886 (2025)
Assessed Value	\$22,300
Previous Assessed	\$22,300
Assessor Market Value	\$223,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Jefferson
Lot (acres)	0.16
Heating	None

CLIMATE RISK

69 FLOOD	1 WILDFIRE	98 HEAT	69 STORM	7 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 13, 2020	Resale	Deed	\$269,000		\$256K
Oct 2, 2015	Resale	Warranty Deed	\$223,000		\$178K
Jun 30, 2006	Resale	Grant Deed	\$170,000		\$167K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hazel Park/Hilda Knoff Elementary School	Elementary	PK–8	1.9 mi
Riverdale High School	High	9–12	2.9 mi

District: Jefferson 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 70123

91 CRIME INDEX	92 AIR POLLUTION	26,125 POPULATION	\$82K 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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