

Single Family Residence **RESIDENTIAL**

2118 ROUZAN AVE

BATON ROUGE, LA 70808

\$893,078 TopHap Estimate · confidence 90 · as of Jun 23, 2026



0.12 ac
LOT SIZE

2022
YEAR BUILT

VALUATION

\$893K

\$804K low

\$982K high

Last Sale

\$156,300 · Feb 10, 2026

Est. Owner Equity

\$893,078

TAX & ASSESSMENT

Property Tax	\$9,306 (2025)
Assessed Value	\$75,910
Assessor Market Value	\$759,100

PROPERTY FACTS

Property Type	Single Family Residence
County	EAST BATON ROUGE
Lot (acres)	0.12
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 12, 2022	Resale	Cash Sale Deed	\$799,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glasgow Middle School	Middle	6–8	0.4 mi
Westminster Elementary School	Elementary	PK–5	2.7 mi
Tara High School	High	9–12	3.3 mi

District: East Baton Rouge 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 70808

91 CRIME INDEX	88 AIR POLLUTION	33,791 POPULATION	\$90K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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