

Single Family Residence **RESIDENTIAL**

474 RICHARDSON RD

RIDGELAND, MS 39157

\$1,073,465 TopHap Estimate · \$153 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

6

BATHS

7,021 ft²

LIVING AREA

26.36 ac

LOT SIZE

1975

YEAR BUILT

2

STORIES

10

ROOMS

VALUATION

\$1.1M

\$969K low

\$1.2M high

Est. Owner Equity

\$125,465

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$5,475 (2025)
Assessed Value	\$58,307
Previous Assessed	\$58,307
Assessor Market Value	\$579,430

PROPERTY FACTS

Property Type	Single Family Residence
County	Madison
Lot (acres)	26.36
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	None
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 1,033 ft²

CLIMATE RISK

10
FLOOD

37
WILDFIRE

99
HEAT

80
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 17, 2004	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ridgeland High School	High	9–12	2.1 mi
Old Town Middle School	Middle	6–8	2.3 mi
Ann Smith Elementary School	Elementary	PK–2	3.6 mi

District: Madison County 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 39157

109 CRIME INDEX	84 AIR POLLUTION	25,907 POPULATION	\$88K MEDIAN IN-COME	64°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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