

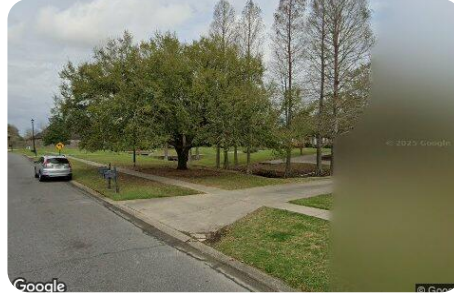
Single Family Residence

**RESIDENTIAL**

# 754 PLANTATION RIDGE LN

BATON ROUGE, LA 70810

**\$545,273** TopHap Estimate · \$191 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**2,852 ft<sup>2</sup>**  
LIVING AREA

**0.47 ac**  
LOT SIZE

**1994**  
YEAR BUILT

## VALUATION

**\$545K**

**\$504K low**

**\$587K high**

Last Sale

**\$332,500 · Mar 28, 2018**

Est. Owner Equity

**\$0**

Loan-to-Value

**183%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,544 (2025) |
| Assessed Value        | \$47,058       |
| Assessor Market Value | \$470,580      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | EAST BATON ROUGE        |
| Lot (acres)   | 0.47                    |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                  | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|-----------------------|-----------|--------------------|--------|
| May 28, 2026 | Financing | Mortgage              |           |                    | \$1M   |
| Mar 9, 2018  | Quitclaim | Quit Claim Transfer   |           |                    | \$266K |
| Dec 18, 2008 | Financing | Dual Purpose Document |           |                    | \$264K |
| Jul 22, 2005 | Resale    | Warranty Deed         | \$330,000 | \$116              | \$264K |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Wildwood Elementary School | Elementary | PK–5   | 2.5 mi   |
| Woodlawn High School       | High       | 9–12   | 4.2 mi   |
| Woodlawn Middle School     | Middle     | 6–8    | 4.6 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 70810

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>67</b><br>CRIME INDEX | <b>89</b><br>AIR POLLUTION | <b>41,451</b><br>POPULATION | <b>\$101K</b><br>MEDIAN IN-COME | <b>67°F</b><br>AVG TEMP | <b>60%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|