

Single Family Residence **RESIDENTIAL**

609 ARBOUR CT

RIDGELAND, MS 39157

\$636,944 TopHap Estimate · \$150 / ft² · confidence 87 · as of Jul 14, 2026



4

BEDS

4.5

BATHS

4,240 ft²

LIVING AREA

1997

YEAR BUILT

2

STORIES

10

ROOMS

VALUATION

\$637K

\$553K low

\$721K high

Est. Owner Equity

\$536,944

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$2,970 (2025)
Assessed Value	\$37,667
Previous Assessed	\$37,667
Assessor Market Value	\$376,670

PROPERTY FACTS

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

Patio · 35 ft²

CLIMATE RISK

31
FLOOD

27
WILDFIRE

99
HEAT

75
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 13, 2017	Financing	Trustees Deed			\$50K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ann Smith Elementary School	Elementary	PK–2	0.6 mi
Old Town Middle School	Middle	6–8	1.7 mi
Ridgeland High School	High	9–12	2.0 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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