

Single Family Residence **RESIDENTIAL**

# 312 COLONY RIDGE CT

RIDGELAND, MS 39157

**\$329,735** TopHap Estimate · \$117 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BEDS

**3**

BATHS

**2,817 ft<sup>2</sup>**

LIVING AREA

**1999**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

## VALUATION

**\$330K**

\$312K low

\$347K high

Est. Owner Equity

**\$329,735**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,025 (2025) |
| Assessed Value        | \$21,572       |
| Previous Assessed     | \$21,572       |
| Assessor Market Value | \$215,720      |

## 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 · 320 ft²

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 41<br>FLOOD | 12<br>WILDFIRE | 99<br>HEAT | 75<br>STORM | 26<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE | \$/FT² | LOAN |
|--------------|-----------|---------------------|-------|--------|------|
| Dec 12, 2014 | Quitclaim | Quit Claim Transfer |       |        |      |
| Nov 10, 2014 | Quitclaim | Quit Claim Transfer |       |        |      |
| Jul 19, 2014 | Quitclaim | Quit Claim Transfer |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Old Town Middle School      | Middle     | 6–8    | 0.3 mi   |
| Ridgeland High School       | High       | 9–12   | 0.7 mi   |
| Ann Smith Elementary School | Elementary | PK–2   | 1.3 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

|                                       |                                        |                                         |                                            |                                     |                                    |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>109</div> <div>CRIME INDEX</div> | <div>84</div> <div>AIR POLLUTION</div> | <div>25,907</div> <div>POPULATION</div> | <div>\$88K</div> <div>MEDIAN IN-COME</div> | <div>64°F</div> <div>AVG TEMP</div> | <div>61%</div> <div>SUNSHINE</div> |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

|
 OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|