

Single Family Residence **RESIDENTIAL**

44 KINGS RIVER RD

NORTH LITTLE ROCK, AR 72116

\$488,895 TopHap Estimate · \$138 / ft² · confidence 91 · as of Jul 14, 2026



3

BATHS

3,550 ft²

LIVING AREA

0.32 ac

LOT SIZE

1993

YEAR BUILT

1

STORIES

VALUATION

\$489K

\$446K low

\$532K high

Last Sale

\$312,000 · Oct 16, 2014

Est. Owner Equity

\$166,895

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$4,374 (2025)
Assessed Value	\$65,479
Previous Assessed	\$65,479
Assessor Market Value	\$327,395

PROPERTY FACTS

Property Type	Single Family Residence
County	Pulaski
Lot (acres)	0.32
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Closed Piers
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 256 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 14, 2014	Resale	Grant Deed	\$312,000	\$88	\$222K
Nov 16, 2006	Resale	Warranty Deed	\$273,000	\$77	\$173K
Apr 7, 2006	Financing	Trustees Deed			\$350K
Aug 27, 2005	Quitclaim	Quit Claim Transfer			
Feb 18, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crestwood Elementary School	Elementary	KG–5	0.4 mi
NLR Middle School 7th/8th Grade Campus	Middle	7–8	1.4 mi
North Little Rock High School	High	9–12	2.7 mi

District: North Little Rock 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 72116

82 CRIME INDEX	157 AIR POLLUTION	21,471 POPULATION	\$81K MEDIAN IN-COME	62°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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