

Single Family Residence **RESIDENTIAL**

20105 FORRESTER LN

LITTLE ROCK, AR 72206

\$317,552 TopHap Estimate · \$170 / ft² · confidence 92 · as of Jul 14, 2026



2

BATHS

1,872 ft²

LIVING AREA

4.73 ac

LOT SIZE

1971

YEAR BUILT

1

STORIES

VALUATION

\$318K

\$291K low

\$344K high

Last Sale

\$285,000 · Dec 20, 2024

Est. Owner Equity

\$29,766

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$1,566 (2025)
Assessed Value	\$44,332
Previous Assessed	\$44,332
Assessor Market Value	\$221,660

PROPERTY FACTS

Property Type	Single Family Residence
County	Saline
Lot (acres)	4.73
Foundation	Closed Piers
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Mixed
Pool	In-Ground Pool

Patio · 360 ft²

Porch · 544 ft²

CLIMATE RISK

23
FLOOD

38
WILDFIRE

93
HEAT

72
STORM

7
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 13, 2024	Resale	Warranty Deed	\$285,000	\$152	\$288K
Sep 21, 2005	Resale	Grant Deed	\$154,000	\$82	\$100K
Jun 6, 2005	Recorded document	Grant Deed			
May 31, 2005	Non-arms-length	Trustees Deed	\$148,059	\$79	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
East End Elementary School	Elementary	PK–2	1.1 mi
Sheridan Middle School	Middle	6–8	18.0 mi
Sheridan High School	High	9–12	18.0 mi

District: Sheridan 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 72206

128 CRIME INDEX	158 AIR POLLUTION	24,349 POPULATION	\$52K 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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