

Single Family Residence

RESIDENTIAL

8 RIVER ESTATES CV

LITTLE ROCK, AR 72223

\$986,579 TopHap Estimate · \$324 / ft² · confidence 83 · as of Jul 14, 2026



3

BATHS

3,048 ft²

LIVING AREA

4.99 ac

LOT SIZE

1998

YEAR BUILT

1

STORIES

VALUATION

\$987K

\$820K low

\$1.2M high

Est. Owner Equity

\$756,579

Loan-to-Value

24%

TAX & ASSESSMENT

Property Tax	\$3,304 (2025)
Assessed Value	\$136,383
Previous Assessed	\$136,383
Assessor Market Value	\$681,915

PROPERTY FACTS

Property Type	Single Family Residence
County	Pulaski
Lot (acres)	4.99
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Carport (Unspecified)

Patio · 1,086 ft²

Porch · 230 ft²

Water feature

CLIMATE RISK

75
FLOOD

44
WILDFIRE

93
HEAT

71
STORM

7
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 7, 2015	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Joe T. Robinson Middle School	Middle	6–8	3.7 mi
Joe T. Robinson Elementary School	Elementary	PK–5	3.9 mi
Joe T. Robinson High School	High	9–12	3.9 mi

District: Pulaski County Special 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 72223

50 CRIME INDEX	159 AIR POLLUTION	25,771 POPULATION	\$127K 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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