

Single Family Residence **RESIDENTIAL**

284 SINGING RIVER DR

LUCEDALE, MS 39452

\$110,858 TopHap Estimate · \$113 / ft² · confidence 87 · as of Jul 14, 2026



1
BATHS

983 ft²
LIVING AREA

1965
YEAR BUILT

VALUATION

\$111K

\$96K low

\$126K high

Est. Owner Equity

\$12,351

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$471 (2025)
Assessed Value	\$4,388
Previous Assessed	\$4,388
Assessor Market Value	\$29,250

PROPERTY FACTS

Property Type	Single Family Residence
County	George
Foundation	Pier/Post & Beam
Roof	Metal
Heating	None
Pool	No

Deck · 144 ft²

Shed · 480 ft²

CLIMATE RISK

1
FLOOD

41
WILDFIRE

97
HEAT

75
STORM

22
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 15, 2026	Financing	Mortgage			\$99K
Jul 23, 2024	Financing	Warranty Deed			\$98K
Dec 24, 2019	Quitclaim	Quit Claim Transfer			
Nov 16, 2010	Financing	Special Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Benndale Elementary School	Elementary	PK–6	1.2 mi
George County High School	High	9–12	10.9 mi
George County Middle School	Middle	7–8	11.3 mi

District: George 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 39452

114 CRIME INDEX	83 AIR POLLUTION	30,152 POPULATION	\$61K MEDIAN IN-COME	65°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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