

Single Family Residence **RESIDENTIAL**

96 RACHEL CIR

RUSSELLVILLE, AR 72802

\$289,063 TopHap Estimate · \$151 / ft² · confidence 93 · as of Jul 14, 2026



2

BATHS

1,912 ft²

LIVING AREA

3,636 ft²

LOT SIZE

2007

YEAR BUILT

1

STORIES

VALUATION

\$289K

\$269K low

\$309K high

Last Sale

\$140,000 · Apr 21, 2021

Est. Owner Equity

\$125,063

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$803 (2025)
Assessed Value	\$37,980
Previous Assessed	\$37,980
Assessor Market Value	\$189,900

PROPERTY FACTS

Property Type	Single Family Residence
County	POPE
Lot (acres)	0.08
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Fiberglass
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

Deck · 192 ft²

Patio · 192 ft²

Porch · 264 ft²

CLIMATE RISK

41 FLOOD	90 HEAT	72 STORM	18 DROUGHT
-------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 16, 2017	Resale	Warranty Deed	\$160,000	\$84	\$152K
Feb 22, 2008	Financing	Warranty Deed			
Feb 22, 2008	Resale	Warranty Deed	\$166,000	\$87	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Dover High School	High	9–12	3.1 mi
Dover Middle School	Middle	5–8	3.3 mi
Dover Elementary School	Elementary	PK–4	3.9 mi

District: Dover 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 72802

103 CRIME INDEX	138 AIR POLLUTION	25,586 POPULATION	\$66K MEDIAN IN-COME	61°F AVG TEMP	61% SUNSHINE
---------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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