

Single Family Residence **RESIDENTIAL**

# 118 VALLEY RANCH WAY

LITTLE ROCK, AR 72223

**\$413,545** TopHap Estimate · \$173 / ft<sup>2</sup> · confidence 85 · as of Jul 14, 2026



**2**

BATHS

**2,393 ft<sup>2</sup>**

LIVING AREA

**0.16 ac**

LOT SIZE

**2014**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$414K**

\$351K low

\$476K high

Last Sale

**\$292,500 · Oct 3, 2017**

Est. Owner Equity

**\$413,545**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,424 (2025) |
| Assessed Value        | \$66,327       |
| Previous Assessed     | \$66,327       |
| Assessor Market Value | \$331,635      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | Pulaski                               |
| Lot (acres)   | 0.16                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Foundation    | Mat/Raft Foundation (Slab)            |
| Roof          | Asphalt                               |
| Heating       | Central                               |
| Cooling       | Central                               |
| Fireplace     | Yes                                   |
| Garage        | Garage, Attached                      |

Patio · 132 ft²

Porch · 141 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|----------------------|-----------|--------|--------|
| Sep 29, 2017 | Resale    | Warranty Deed        | \$292,500 | \$122  |        |
| May 22, 2015 | Financing | Intrafamily Transfer |           |        | \$216K |
| Mar 6, 2014  | Resale    | Warranty Deed        | \$280,000 | \$117  | \$224K |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| Joe T. Robinson Middle School     | Middle     | 6–8    | 1.8 mi   |
| Joe T. Robinson High School       | High       | 9–12   | 2.0 mi   |
| Joe T. Robinson Elementary School | Elementary | PK–5   | 2.0 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

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>50</b><br>CRIME INDEX | <b>159</b><br>AIR POLLUTION | <b>25,771</b><br>POPULATION | <b>\$127K</b><br>MEDIAN IN-COME | <b>62°F</b><br>AVG TEMP | <b>62%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|