

Single Family Residence **RESIDENTIAL**

45 KINGS RIVER RD

NORTH LITTLE ROCK, AR 72116

\$406,887 TopHap Estimate · \$141 / ft² · confidence 92 · as of Jul 14, 2026



3

BATHS

2,894 ft²

LIVING AREA

0.41 ac

LOT SIZE

1993

YEAR BUILT

1

STORIES

VALUATION

\$407K

\$376K low

\$438K high

Last Sale

\$351,000 · Mar 4, 2022

Est. Owner Equity

\$126,087

Loan-to-Value

69%

TAX & ASSESSMENT

Property Tax	\$3,931 (2025)
Assessed Value	\$58,851
Previous Assessed	\$58,851
Assessor Market Value	\$294,255

PROPERTY FACTS

Property Type	Single Family Residence
County	Pulaski
Lot (acres)	0.41
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Closed Piers
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Above-Ground Pool

Deck · 537 ft²

Patio · 120 ft²

Porch · 126 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 28, 2022	Resale	Warranty Deed	\$351,000	\$121	\$281K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crestwood Elementary School	Elementary	KG–5	0.4 mi
NLR Middle School 7th/8th Grade Campus	Middle	7–8	1.4 mi
North Little Rock High School	High	9–12	2.7 mi

District: North Little Rock 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 72116

82 CRIME INDEX	157 AIR POLLUTION	21,471 POPULATION	\$81K 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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