

Single Family Residence **RESIDENTIAL**

49 KINGS RIVER RD

NORTH LITTLE ROCK, AR 72116

\$415,403 TopHap Estimate · \$105 / ft² · confidence 90 · as of Jul 14, 2026



3

BATHS

3,943 ft²

LIVING AREA

0.53 ac

LOT SIZE

1996

YEAR BUILT

1

STORIES

VALUATION

\$415K

\$372K low

\$458K high

Est. Owner Equity

\$0

Loan-to-Value

113%

TAX & ASSESSMENT

Property Tax	\$3,436 (2025)
Assessed Value	\$75,107
Previous Assessed	\$75,107
Assessor Market Value	\$375,535

PROPERTY FACTS

Property Type	Single Family Residence
County	Pulaski
Lot (acres)	0.53
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Closed Piers
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Patio · 322 ft²

Porch · 389 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 3, 2021	Financing	Intrafamily Transfer			
Apr 26, 2021	Financing	Intrafamily Transfer			\$251K
Dec 19, 2014	Financing	Intrafamily Transfer			\$165K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crestwood Elementary School	Elementary	KG–5	0.3 mi
NLR Middle School 7th/8th Grade Campus	Middle	7–8	1.3 mi
North Little Rock High School	High	9–12	2.6 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
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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