

Single Family Residence

RESIDENTIAL

286 ROCK RANCH RD

PICAYUNE, MS 39466

\$375,141 TopHap Estimate · \$197 / ft² · confidence 89 · as of Jul 14, 2026



2

BATHS

1,904 ft²

LIVING AREA

2.39 ac

LOT SIZE

2021

YEAR BUILT

VALUATION

\$375K

\$335K low

\$415K high

Est. Owner Equity

\$375,141

TAX & ASSESSMENT

Property Tax

\$2,008 (2024)

Assessed Value

\$19,726

Previous Assessed	\$18,298
Assessor Market Value	\$197,090

PROPERTY FACTS

Property Type	Single Family Residence
County	Pearl River
Lot (acres)	2.39
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Fireplace	Yes
Pool	No

Deck · 240 ft²

Patio · 240 ft²

CLIMATE RISK

56
FLOOD

47
WILDFIRE

96
HEAT

68
STORM

2
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 21, 2018	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Picayune Memorial High School	High	9–12	6.7 mi
Picayune Junior High School	Middle	7–8	6.7 mi

District: Picayune 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 39466

121 CRIME INDEX	88 AIR POLLUTION	28,776 POPULATION	\$51K MEDIAN IN-COME	67°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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