

Single Family Residence

RESIDENTIAL

74 RANCH RIDGE RD

LITTLE ROCK, AR 72223

\$642,091 TopHap Estimate · \$210 / ft² · confidence 86 · as of Jul 14, 2026



3

BATHS

3,059 ft²

LIVING AREA

0.41 ac

LOT SIZE

2015

YEAR BUILT

1

STORIES

VALUATION

\$642K

\$551K low

\$734K high

Est. Owner Equity

\$492,091

Loan-to-Value

24%

TAX & ASSESSMENT

Property Tax	\$4,751 (2025)
Assessed Value	\$77,428
Previous Assessed	\$77,428
Assessor Market Value	\$387,140

PROPERTY FACTS

Property Type	Single Family Residence
County	Pulaski
Lot (acres)	0.41
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Patio · 240 ft²

Porch · 248 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 16, 2015	Resale	Warranty Deed	\$333,281	\$109	\$150K
Jan 16, 2015	Financing	Grant Deed			\$296K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pinnacle View Middle School	Middle	6–8	0.4 mi
Little Rock West High School of Innovation	High	9–12	0.4 mi
Don R. Roberts Elementary School	Elementary	KG–5	0.7 mi

District: 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 72223

50 CRIME INDEX	159 AIR POLLUTION	25,771 POPULATION	\$127K 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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