

Single Family Residence **RESIDENTIAL**

116 VALLEY RANCH WAY

LITTLE ROCK, AR 72223

\$387,402 TopHap Estimate · \$165 / ft² · confidence 92 · as of Jul 14, 2026



2

BATHS

2,346 ft²

LIVING AREA

0.19 ac

LOT SIZE

2013

YEAR BUILT

1

STORIES

VALUATION

\$387K

\$358K low

\$417K high

Last Sale

\$259,900 · Dec 18, 2013

Est. Owner Equity

\$312,402

Loan-to-Value

19%

TAX & ASSESSMENT

Property Tax	\$3,183 (2025)
Assessed Value	\$61,861
Previous Assessed	\$61,861
Assessor Market Value	\$309,305

PROPERTY FACTS

Property Type	Single Family Residence
County	Pulaski
Lot (acres)	0.19
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Patio · 78 ft²

Porch · 52 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 14, 2021	Financing	Intrafamily Transfer			
Dec 12, 2013	Resale	Warranty Deed	\$259,900	\$111	

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

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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