

Single Family Residence **RESIDENTIAL**

403 JAMES DR

ROLAND, OK 74954

\$191,605 TopHap Estimate · \$103 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,856 ft²

LIVING AREA

0.29 ac

LOT SIZE

1996

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$192K

\$176K low

\$207K high

Last Sale

\$195,000 · Jul 17, 2026

Est. Owner Equity

\$95,803

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$583 (2025)
Assessed Value	\$7,557
Previous Assessed	\$7,337
Assessor Market Value	\$196,910

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	SEQUOYAH
Lot (acres)	0.29
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

Shed · 144 ft²

Patio · 140 ft²

Porch · 252 ft²

CLIMATE RISK

1 FLOOD	75 WILDFIRE	90 HEAT	76 STORM	3 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 13, 2026	Resale	Warranty Deed	\$195,000	\$105	
Sep 24, 2020	Resale	Warranty Deed	\$128,500	\$69	\$103K
Jan 22, 2018	Non-arms-length	Sheriffs Deed	\$74,796	\$40	
Dec 31, 2015	Resale	Warranty Deed	\$88,000	\$47	\$76K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roland Elementary School	Elementary	PK–5	0.4 mi
Roland Middle School	Middle	6–8	0.4 mi
Roland High School	High	9–12	0.5 mi

District: Roland Public Schools

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 74954

88 CRIME INDEX	108 AIR POLLUTION	4,367 POPULATION	\$50K MEDIAN IN-COME	61°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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