

Single Family Residence **RESIDENTIAL**

# 2504 RIVERFRONT DR APT 2

LITTLE ROCK, AR 72202

**\$315,784** TopHap Estimate · \$165 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**2**

BATHS

**1,913 ft<sup>2</sup>**

LIVING AREA

**1980**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$316K**

\$286K low

\$345K high

Last Sale

**\$268,000 · Jan 23, 2017**

Est. Owner Equity

**\$61,659**

Loan-to-Value

**77%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,828 (2025) |
| Assessed Value        | \$68,637       |
| Previous Assessed     | \$68,637       |
| Assessor Market Value | \$343,185      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Pulaski                    |
| Construction  | Frame (Unspecified)        |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Asphalt                    |
| Heating       | Central                    |
| Cooling       | Central                    |
| Fireplace     | Yes                        |

Patio · 40 ft²

Porch · 28 ft²

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|--------|---------------|-----------|--------|--------|
| Jan 20, 2017 | Resale | Warranty Deed | \$267,500 | \$140  | \$254K |
| May 15, 2008 | Resale | Warranty Deed | \$130,000 | \$68   | \$90K  |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Pulaski Heights Middle School | Middle     | 6–8    | 1.4 mi   |
| Forest Park Elementary School | Elementary | PK–5   | 1.4 mi   |
| Central High School           | High       | 9–12   | 2.7 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 72202

|                           |                             |                            |                                |                         |                        |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>163</b><br>CRIME INDEX | <b>157</b><br>AIR POLLUTION | <b>9,876</b><br>POPULATION | <b>\$56K</b><br>MEDIAN IN-COME | <b>62°F</b><br>AVG TEMP | <b>62%</b><br>SUNSHINE |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|