

Single Family Residence **RESIDENTIAL**

731 WESTMORELAND DR

ROSSTON, AR 71858

\$72,701 TopHap Estimate · \$57 / ft² · confidence 66 · as of Jul 14, 2026



1

BATHS

1,280 ft²

LIVING AREA

0.5 ac

LOT SIZE

1954

YEAR BUILT

1

STORIES

VALUATION

\$73K

\$48K low

\$98K high

Last Sale

\$15,000 · Dec 5, 2022

Est. Owner Equity

\$72,701

TAX & ASSESSMENT

Property Tax	\$496 (2025)
Assessed Value	\$8,530
Previous Assessed	\$8,530
Assessor Market Value	\$42,650

PROPERTY FACTS

Property Type	Single Family Residence
County	Nevada
Lot (acres)	0.50
Construction	Frame (Unspecified)
Foundation	Closed Piers
Roof	Metal
Heating	None
Cooling	None
Garage	Garage, Detached

Deck · 224 ft²

Porch · 120 ft²

CLIMATE RISK

44

FLOOD

37

WILDFIRE

93

HEAT

71

STORM

14

DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Nevada High School	Middle	7–12	4.2 mi
Nevada Elementary School	Elementary	KG–6	4.2 mi

District: Nevada 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 71858

104 CRIME INDEX	140 AIR POLLUTION	1,291 POPULATION	\$45K MEDIAN IN-COME	63°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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