

Single Family Residence **RESIDENTIAL**

## 2883 RISER RD

RUSTON, LA 71270

**\$15,268** TopHap Estimate · confidence 70 · as of Jul 14, 2026



**0.53 ac**  
LOT SIZE

### VALUATION

**\$15K**

\$11K low

\$20K high

Last Sale

**\$40,000 · Aug 7, 2025**

Est. Owner Equity

**\$15,268**

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$470 (2025) |
| Assessed Value        | \$3,880      |
| Assessor Market Value | \$38,800     |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | JACKSON                 |
| Lot (acres)   | 0.53                    |
| Pool          | No                      |

## CLIMATE RISK

|            |                |            |             |              |
|------------|----------------|------------|-------------|--------------|
| 1<br>FLOOD | 40<br>WILDFIRE | 99<br>HEAT | 89<br>STORM | 1<br>DROUGHT |
|------------|----------------|------------|-------------|--------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED           | PRICE    | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|----------------|----------|--------------------|--------|
| Jun 29, 2026 | Financing | Mortgage       |          |                    | \$161K |
| Jun 17, 2024 | Resale    | Cash Sale Deed | \$14,975 |                    |        |

## ASSIGNED SCHOOLS

| SCHOOL              | LEVEL      | GRADES | DISTANCE |
|---------------------|------------|--------|----------|
| Quitman High School | Elementary | PK–12  | 8.6 mi   |

District: Jackson Parish 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 71270

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>105</b><br>CRIME INDEX | <b>118</b><br>AIR POLLUTION | <b>34,356</b><br>POPULATION | <b>\$50K</b><br>MEDIAN IN-COME | <b>65°F</b><br>AVG TEMP | <b>63%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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