

Single Family Residence

RESIDENTIAL

205 ROUGH EDGE RD

RUSTON, LA 71270

\$264,911 TopHap Estimate · \$124 / ft² · confidence 93 · as of Jul 14, 2026



2

BATHS

2,128 ft²

LIVING AREA

4.21 ac

LOT SIZE

1984

YEAR BUILT

VALUATION

\$265K

\$247K low

\$283K high

Last Sale

\$220,000 · May 1, 2017

Est. Owner Equity

\$55,911

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$1,599 (2024)
Assessed Value	\$19,123
Previous Assessed	\$18,650
Assessor Market Value	\$191,226

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	4.21

Porch · 980 ft²

CLIMATE RISK

39 FLOOD	21 WILDFIRE	96 HEAT	83 STORM	12 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 1, 2017	Resale	Cash Sale Deed	\$220,000	\$103	\$209K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillcrest Elementary School	Elementary	KG–2	3.8 mi
Ruston High School	High	9–12	4.3 mi
Ruston Junior High School	Middle	7–8	5.8 mi

District: Lincoln 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

105 CRIME INDEX	118 AIR POLLUTION	34,356 POPULATION	\$50K MEDIAN IN-COME	65°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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