

Single Family Residence **RESIDENTIAL**

205 TIMBER RIDGE DR

RUSTON, LA 71270

\$269,536 TopHap Estimate · \$176 / ft² · confidence 92 · as of Jul 14, 2026



2

BATHS

1,528 ft²

LIVING AREA

1.11 ac

LOT SIZE

1985

YEAR BUILT

2

PARKING

VALUATION

\$270K

\$249K low

\$290K high

Last Sale

\$180,000 · Feb 4, 2019

Est. Owner Equity

\$0

Loan-to-Value

179%

TAX & ASSESSMENT

Property Tax	\$1,420 (2024)
Assessed Value	\$16,878
Previous Assessed	\$16,878
Assessor Market Value	\$168,779

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	1.11

Porch · 227 ft²

CLIMATE RISK

38
FLOOD

35
WILDFIRE

99
HEAT

84
STORM

12
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 27, 2025	Resale	Cash Sale Deed	\$255,000	\$167	\$258K
Feb 4, 2019	Resale	Deed	\$180,000	\$118	
Sep 16, 2010	Financing	DTOT			
Dec 12, 2005	Resale	Deed	\$130,149	\$85	\$104K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillcrest Elementary School	Elementary	KG–2	2.6 mi
Ruston High School	High	9–12	3.8 mi
Ruston Junior High School	Middle	7–8	5.0 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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