

Mobile Home **RESIDENTIAL**

604 PIPES RD
RUSTON, LA 71270



3
BEDS

2
BATHS

1,470 ft²
LIVING AREA

21 ac
LOT SIZE

2006
YEAR BUILT

TAX & ASSESSMENT

Property Tax	\$586 (2024)
Assessed Value	\$6,629
Previous Assessed	\$7,080
Assessor Market Value	\$66,291

PROPERTY FACTS

Property Type	Mobile Home
County	Lincoln
Lot (acres)	21.00

Porch · 688 ft²

CLIMATE RISK

97
FLOOD

39
WILDFIRE

96
HEAT

84
STORM

12
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 19, 2010	Financing	DTOT			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Choudrant High School	Middle	6–12	1.6 mi
Choudrant Elementary School	Elementary	PK–5	2.3 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

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

OWNERSHIP

Occupancy

Owner occupied