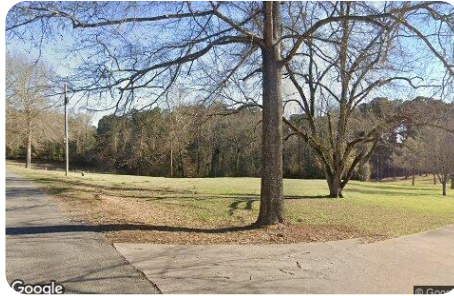


Single Family Residence **RESIDENTIAL**

671 PIPES RD

RUSTON, LA 71270

\$378,909 TopHap Estimate · \$162 / ft² · confidence 85 · as of Jul 14, 2026



2
BATHS

2,345 ft²
LIVING AREA

2.29 ac
LOT SIZE

1998
YEAR BUILT

VALUATION

\$379K

\$321K low

\$436K high

Est. Owner Equity

\$378,909

TAX & ASSESSMENT

Property Tax **\$2,142 (2024)**

Assessed Value **\$26,802**

Previous Assessed	\$23,984
Assessor Market Value	\$268,019

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	2.29

Porch · 1,116 ft²

CLIMATE RISK

67 FLOOD	38 WILDFIRE	99 HEAT	84 STORM	12 DROUGHT
-------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Choudrant High School	Middle	6–12	1.5 mi
Choudrant Elementary School	Elementary	PK–5	2.4 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