

Single Family Residence **RESIDENTIAL**

2713 W BARNETT SPRINGS AVE

RUSTON, LA 71270

\$357,174 TopHap Estimate · \$287 / ft² · confidence 82 · as of Jul 14, 2026



2
BATHS

1,244 ft²
LIVING AREA

0.15 ac
LOT SIZE

2004
YEAR BUILT

VALUATION

\$357K

\$293K low

\$421K high

Last Sale

\$353,200 · Jan 8, 2026

Est. Owner Equity

\$357,174

TAX & ASSESSMENT

Property Tax	\$1,128 (2025)
Assessed Value	\$13,217
Previous Assessed	\$13,218
Assessor Market Value	\$132,174

PROPERTY FACTS

Property Type	Single Family Residence
County	LINCOLN
Lot (acres)	0.15
Pool	No

Porch · 268 ft²

CLIMATE RISK

94 FLOOD	33 WILDFIRE	98 HEAT	83 STORM	12 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 6, 2026	Resale	DTOT	\$350,000	\$281	
Nov 2, 2012	Resale	Cash Sale Deed	\$125,000	\$100	
Sep 21, 2011	Resale	Cash Sale Deed	\$10,639	\$9	
Nov 15, 2005	Resale	Deed	\$109,250	\$88	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruston Junior High School	Middle	7–8	1.2 mi
Ruston High School	High	9–12	1.5 mi
Glen View Elementary School	Elementary	KG–2	1.9 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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