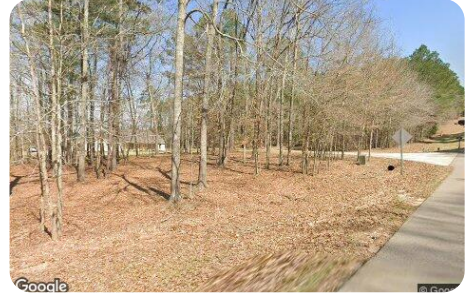
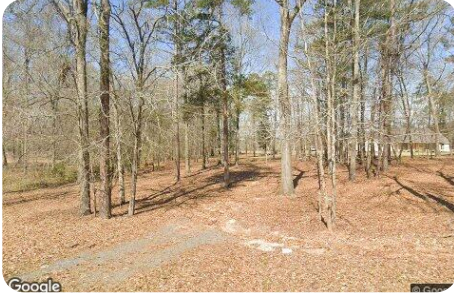


Single Family Residence **RESIDENTIAL**

317 VALLEY VIEW DR

RUSTON, LA 71270

\$603,588 TopHap Estimate · \$220 / ft² · confidence 91 · as of Jul 14, 2026



3

BATHS

2,748 ft²

LIVING AREA

6.03 ac

LOT SIZE

2020

YEAR BUILT

3

PARKING

VALUATION

\$604K

\$551K low

\$656K high

Est. Owner Equity

\$603,588

TAX & ASSESSMENT

Property Tax	\$4,107 (2024)
Assessed Value	\$51,441
Previous Assessed	\$38,704
Assessor Market Value	\$514,405

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	6.03

Porch · 790 ft²

CLIMATE RISK

96
FLOOD

38
WILDFIRE

99
HEAT

84
STORM

12
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 19, 2024	Financing	DTOT			
Jun 1, 2017	Resale	Cash Sale Deed	\$40,000	\$15	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillcrest Elementary School	Elementary	KG–2	5.1 mi
Ruston High School	High	9–12	6.6 mi
Ruston Junior High School	Middle	7–8	7.4 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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