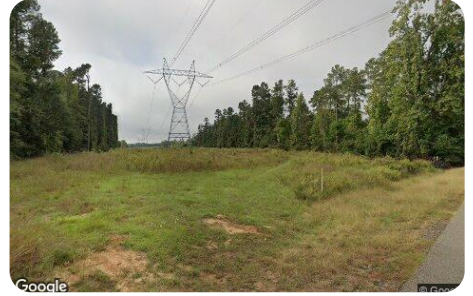


Single Family Residence **RESIDENTIAL**

655 SIMMONS RD

RUSTON, LA 71270

\$331,586 TopHap Estimate · \$148 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,240 ft²

LIVING AREA

4 ac

LOT SIZE

2006

YEAR BUILT

2

PARKING

VALUATION

\$332K

\$306K low

\$357K high

Last Sale

\$315,000 · Jan 22, 2025

Est. Owner Equity

\$61,949

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$2,282 (2025)
Assessed Value	\$27,682
Previous Assessed	\$27,683
Assessor Market Value	\$276,823

PROPERTY FACTS

Property Type	Single Family Residence
County	LINCOLN
Lot (acres)	4.00
Pool	No

Porch · 192 ft²

CLIMATE RISK

1 FLOOD	40 WILDFIRE	96 HEAT	85 STORM	12 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 22, 2025	Resale	Cash Sale Deed	\$315,000	\$141	\$270K
Sep 30, 2005	Resale	Cash Sale Deed	\$20,000	\$9	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glen View Elementary School	Elementary	KG–2	3.0 mi
Ruston Junior High School	Middle	7–8	3.0 mi
Ruston High School	High	9–12	4.1 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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