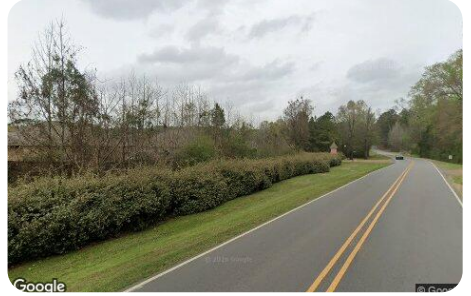


Single Family Residence **RESIDENTIAL**

3008 CANAL ST

RUSTON, LA 71270

\$369,798 TopHap Estimate · \$184 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,014 ft²

LIVING AREA

0.36 ac

LOT SIZE

2013

YEAR BUILT

2

PARKING

VALUATION

\$370K

\$351K low

\$388K high

Last Sale

\$285,000 · Jun 5, 2017

Est. Owner Equity

\$141,798

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$2,770 (2024)
Assessed Value	\$32,448
Previous Assessed	\$27,373
Assessor Market Value	\$324,481

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	0.36

Porch · 297 ft²

CLIMATE RISK

51 FLOOD	32 WILDFIRE	99 HEAT	84 STORM	12 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 5, 2017	Resale	Deed	\$285,000	\$142	\$190K
Mar 25, 2014	Financing	Gift Deed			
Dec 27, 2013	Resale	Deed	\$269,600	\$134	\$256K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillcrest Elementary School	Elementary	KG–2	1.4 mi
Ruston High School	High	9–12	2.8 mi
Ruston Junior High School	Middle	7–8	3.8 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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