

Single Family Residence **RESIDENTIAL**

3307 CANAL ST

RUSTON, LA 71270

\$324,201 TopHap Estimate · \$182 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,782 ft²

LIVING AREA

0.27 ac

LOT SIZE

2007

YEAR BUILT

2

PARKING

VALUATION

\$324K

\$285K low

\$363K high

Last Sale

\$238,000 · Nov 2, 2012

Est. Owner Equity

\$90,767

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$2,262 (2024)
Assessed Value	\$26,500
Previous Assessed	\$23,083
Assessor Market Value	\$264,998

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	0.27

Porch · 156 ft²

CLIMATE RISK

1 FLOOD	33 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
Oct 31, 2012	Resale	Deed	\$238,000	\$134	\$233K
Dec 14, 2007	Resale	Deed	\$215,000	\$121	\$500K
Jul 19, 2007	Resale	Deed	\$32,500	\$18	\$171K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillcrest Elementary School	Elementary	KG–2	1.3 mi
Ruston High School	High	9–12	2.8 mi
Ruston Junior High School	Middle	7–8	3.7 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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