

Single Family Residence

RESIDENTIAL

1608 ESPLANADE AVE

RUSTON, LA 71270

\$356,793 TopHap Estimate · \$179 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,992 ft²

LIVING AREA

0.25 ac

LOT SIZE

2009

YEAR BUILT

2

PARKING

VALUATION

\$357K

\$314K low

\$400K high

Last Sale

\$242,500 · Jul 29, 2013

Est. Owner Equity

\$236,793

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$2,582 (2024)
Assessed Value	\$30,249
Previous Assessed	\$26,421
Assessor Market Value	\$302,481

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	0.25

Porch · 198 ft²

CLIMATE RISK

1
FLOOD

32
WILDFIRE

99
HEAT

84
STORM

12
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 8, 2013	Financing	Intrafamily Transfer			
Jul 26, 2013	Resale	Deed	\$242,500	\$122	\$120K
Jul 28, 2011	Resale	Deed	\$255,000	\$128	\$204K
Feb 10, 2010	Resale	Deed	\$206,599	\$104	\$208K
Apr 13, 2009	Resale	Deed	\$35,000	\$18	\$207K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillcrest Elementary School	Elementary	KG–2	1.3 mi
Ruston High School	High	9–12	2.7 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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