

Single Family Residence

RESIDENTIAL

900 ORLEANS DR

RUSTON, LA 71270

\$333,239

TopHap Estimate · \$170 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,957 ft²

LIVING AREA

0.53 ac

LOT SIZE

1982

YEAR BUILT

VALUATION

\$333K

\$311K low

\$355K high

Last Sale

\$310,000 · Aug 3, 2023

Est. Owner Equity

\$193,239

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax	\$2,482 (2024)
Assessed Value	\$29,082
Previous Assessed	\$21,290
Assessor Market Value	\$290,817

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	0.53

Porch · 888 ft²

CLIMATE RISK

43
FLOOD

21
WILDFIRE

99
HEAT

82
STORM

12
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 1, 2023	Resale	Cash Sale Deed	\$310,000	\$158	\$140K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillcrest Elementary School	Elementary	KG–2	0.7 mi
Ruston High School	High	9–12	1.8 mi
Ruston Junior High School	Middle	7–8	3.0 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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