

Residential - Vacant Land **RESIDENTIAL**

**613 EVANS ST**  
RUSTON, LA 71270



**1**  
BATHS

**768 ft<sup>2</sup>**  
LIVING AREA

**0.46 ac**  
LOT SIZE

**1960**  
YEAR BUILT

**VALUATION**

Last Sale **\$14,000 · Jun 1, 2026**

**TAX & ASSESSMENT**

|                       |                     |
|-----------------------|---------------------|
| Property Tax          | <b>\$309 (2025)</b> |
| Assessed Value        | <b>\$3,623</b>      |
| Assessor Market Value | <b>\$36,225</b>     |

**PROPERTY FACTS**

|               |                                  |
|---------------|----------------------------------|
| Property Type | <b>Residential - Vacant Land</b> |
| County        | <b>LINCOLN</b>                   |
| Lot (acres)   | <b>0.46</b>                      |

Pool

No

## CLIMATE RISK

1

FLOOD

15

WILDFIRE

99

HEAT

82

STORM

12

DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED | PRICE    | \$/FT <sup>2</sup> | LOAN  |
|--------------|--------|------|----------|--------------------|-------|
| May 29, 2026 | Resale | Deed | \$14,000 | \$18               | \$35K |
| Mar 23, 2022 | Resale | Deed | \$35,000 | \$46               |       |
| Aug 30, 2010 | Resale | Deed | \$52,000 | \$68               |       |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Ruston High School          | High       | 9–12   | 0.4 mi   |
| Glen View Elementary School | Elementary | KG–2   | 1.4 mi   |
| Ruston Junior High School   | Middle     | 7–8    | 2.0 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

Index values: 100 = US average; lower is better.

**OWNERSHIP**

Occupancy

**Owner occupied**