

Single Family Residence **RESIDENTIAL**

3100 LAKEVIEW PL

RUSTON, LA 71270

\$245,000 TopHap Estimate · \$118 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,082 ft²

LIVING AREA

0.45 ac

LOT SIZE

1972

YEAR BUILT

VALUATION

\$245K

\$216K low

\$274K high

Last Sale

\$195,000 · Sep 25, 2020

Est. Owner Equity

\$59,750

Loan-to-Value

76%

TAX & ASSESSMENT

Property Tax	\$1,962 (2025)
Assessed Value	\$22,985
Assessor Market Value	\$229,847

PROPERTY FACTS

Property Type	Single Family Residence
County	LINCOLN
Lot (acres)	0.45
Pool	No

Porch · 695 ft²

CLIMATE RISK

1
FLOOD

33
WILDFIRE

98
HEAT

83
STORM

12
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 24, 2020	Resale	Deed	\$195,000	\$94	\$185K
Apr 27, 2005	Resale	Cash Sale Deed	\$115,000	\$55	
Apr 27, 2005	Resale	Deed	\$115,000	\$55	\$45K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruston Junior High School	Middle	7–8	1.9 mi
Ruston High School	High	9–12	2.0 mi
Glen View Elementary School	Elementary	KG–2	2.6 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
-----------	-----------------------