

Single Family Residence **RESIDENTIAL**

903 VICTORIA DR

RUSTON, LA 71270

\$224,381 TopHap Estimate · \$112 / ft² · confidence 89 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,000 ft²

LIVING AREA

0.4 ac

LOT SIZE

1961

YEAR BUILT

VALUATION

\$224K

\$200K low

\$249K high

Last Sale

\$125,500 · Aug 28, 2013

Est. Owner Equity

\$108,881

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$1,282 (2024)
Assessed Value	\$15,019
Previous Assessed	\$14,674
Assessor Market Value	\$150,186

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	0.40

Porch · 245 ft²

CLIMATE RISK

1 FLOOD	15 WILDFIRE	99 HEAT	83 STORM	12 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 27, 2013	Resale	Deed	\$125,000	\$63	\$116K
Mar 13, 2012	Resale	Special Warranty Deed	\$78,000	\$39	
Jan 3, 2006	Resale	Deed	\$135,000	\$68	\$122K
May 25, 2005	Non-arms-length	Public Action	\$333	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillcrest Elementary School	Elementary	KG–2	0.8 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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