

Single Family Residence **RESIDENTIAL**

2803 ARCADIA DR

RUSTON, LA 71270

\$173,131 TopHap Estimate · \$134 / ft² · confidence 87 · as of Jul 14, 2026



2

BATHS

1,296 ft²

LIVING AREA

0.36 ac

LOT SIZE

1967

YEAR BUILT

VALUATION

\$173K

\$150K low

\$196K high

Est. Owner Equity

\$173,131

TAX & ASSESSMENT

Property Tax

\$904 (2024)

Assessed Value

\$10,589

Previous Assessed	\$10,402
Assessor Market Value	\$105,894

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	0.36

Porch · 992 ft²

CLIMATE RISK

1
FLOOD

36
WILDFIRE

99
HEAT

83
STORM

12
DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glen View Elementary School	Elementary	KG–2	0.6 mi
Ruston Junior High School	Middle	7–8	1.4 mi
Ruston High School	High	9–12	1.8 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	Absentee owner
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