

Single Family Residence **RESIDENTIAL**

703 ASPEN CIR

RUSTON, LA 71270

\$1,008,241 TopHap Estimate · \$179 / ft² · confidence 89 · as of Jul 14, 2026



4

BATHS

5,642 ft²

LIVING AREA

2.32 ac

LOT SIZE

1983

YEAR BUILT

3

PARKING

VALUATION

\$1M

\$895K low

\$1.1M high

Est. Owner Equity

\$486,241

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$7,725 (2024)
Assessed Value	\$90,495
Previous Assessed	\$68,961
Assessor Market Value	\$904,956

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	2.32

Porch · 1,948 ft²

CLIMATE RISK

75 FLOOD	30 WILDFIRE	99 HEAT	82 STORM	12 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glen View Elementary School	Elementary	KG–2	0.8 mi
Ruston High School	High	9–12	1.8 mi
Ruston Junior High School	Middle	7–8	1.9 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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