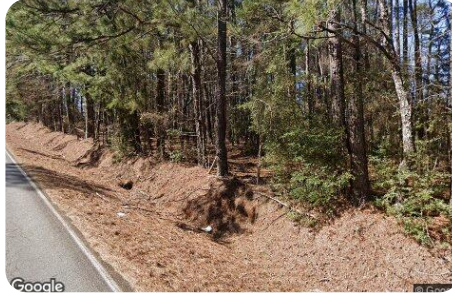


Single Family Residence **RESIDENTIAL**

3711 MORELAND ST

RUSTON, LA 71270

\$336,448 TopHap Estimate · \$130 / ft² · confidence 80 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,595 ft²

LIVING AREA

2.1 ac

LOT SIZE

1994

YEAR BUILT

2

PARKING

VALUATION

\$336K

\$270K low

\$403K high

Last Sale

\$19,500 · Aug 16, 1991

Est. Owner Equity

\$323,938

Loan-to-Value

4%

TAX & ASSESSMENT

Property Tax	\$2,796 (2024)
Assessed Value	\$32,753
Previous Assessed	\$26,129
Assessor Market Value	\$327,532

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	2.10

Porch · 343 ft²

CLIMATE RISK

1 FLOOD	31 WILDFIRE	99 HEAT	83 STORM	12 DROUGHT
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Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glen View Elementary School	Elementary	KG–2	1.4 mi
Ruston Junior High School	Middle	7–8	2.2 mi
Ruston High School	High	9–12	2.4 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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