

Residential (General/Single)

RESIDENTIAL

LOCUST ST

ROSEDALE, MS 38769

\$197,425

TopHap Estimate · confidence 83 · as of Jul 14, 2026



1

BATHS

0.13 ac

LOT SIZE

VALUATION

\$197K

\$165K low

\$230K high

Est. Owner Equity

\$197,425

TAX & ASSESSMENT

Property Tax

\$30 (2025)

Assessed Value

\$254

Previous Assessed	\$254
Assessor Market Value	\$1,690

PROPERTY FACTS

Property Type	Residential (General/Single)
County	BOLIVAR
Lot (acres)	0.13
Pool	No

CLIMATE RISK

49 FLOOD	19 WILDFIRE	99 HEAT	77 STORM	28 DROUGHT
-------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 8, 2017	Financing	Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Bolivar Elementary School	Elementary	KG–6	7.9 mi
West Bolivar High School	Middle	7–12	7.9 mi

District: West Bolivar Consolidated 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 38769

157 CRIME INDEX	151 AIR POLLUTION	2,059 POPULATION	\$24K MEDIAN IN-COME	63°F AVG TEMP	64% SUNSHINE
---------------------------	-----------------------------	----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------