

Single Family Residence **RESIDENTIAL**

## 2 BISCAYNE CT

LITTLE ROCK, AR 72227

**\$295,276** TopHap Estimate · \$149 / ft<sup>2</sup> · confidence 85 · as of Jul 14, 2026



**2**

BATHS

**1,988 ft<sup>2</sup>**

LIVING AREA

**0.22 ac**

LOT SIZE

**1965**

YEAR BUILT

**1**

STORIES

### VALUATION

**\$295K**

\$251K low

\$339K high

Last Sale

**\$175,000 · Aug 18, 2006**

Est. Owner Equity

**\$0**

Loan-to-Value

**290%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,939 (2025) |
| Assessed Value        | \$41,983       |
| Previous Assessed     | \$41,983       |
| Assessor Market Value | \$209,915      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | Pulaski                               |
| Lot (acres)   | 0.22                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Foundation    | Closed Piers                          |
| Roof          | Asphalt                               |
| Heating       | Central                               |
| Cooling       | Central                               |
| Fireplace     | Yes                                   |
| Garage        | Garage, Attached                      |

Patio · 368 ft²

Porch · 156 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT² | LOAN  |
|--------------|-----------|----------------------|-----------|--------|-------|
| Apr 26, 2023 | Financing | Intrafamily Transfer |           |        |       |
| Apr 26, 2023 | Financing | Intrafamily Transfer |           |        | \$65K |
| Aug 15, 2006 | Resale    | Warranty Deed        | \$175,000 | \$88   |       |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Brady Elementary School         | Elementary | PK–5   | 1.0 mi   |
| J.A. Fair K8 Preparatory School | Middle     | KG–8   | 2.7 mi   |
| Central High School             | High       | 9–12   | 4.3 mi   |

District: Little Rock 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 72227

|                                      |                                         |                                         |                                            |                                     |                                    |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>84</div> <div>CRIME INDEX</div> | <div>159</div> <div>AIR POLLUTION</div> | <div>10,726</div> <div>POPULATION</div> | <div>\$83K</div> <div>MEDIAN IN-COME</div> | <div>62°F</div> <div>AVG TEMP</div> | <div>62%</div> <div>SUNSHINE</div> |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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