

Single Family Residence

RESIDENTIAL

320 KANIS RIDGE DR

LITTLE ROCK, AR 72223

\$479,042 TopHap Estimate · \$195 / ft² · confidence 95 · as of Jul 14, 2026



3

BATHS

2,452 ft²

LIVING AREA

0.18 ac

LOT SIZE

2019

YEAR BUILT

1

STORIES

VALUATION

\$479K

\$456K low

\$502K high

Last Sale

\$402,500 · Aug 9, 2021

Est. Owner Equity

\$479,042

TAX & ASSESSMENT

Property Tax	\$4,465 (2025)
Assessed Value	\$69,440
Previous Assessed	\$69,440
Assessor Market Value	\$347,200

PROPERTY FACTS

Property Type	Single Family Residence
County	Pulaski
Lot (acres)	0.18
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 354 ft²

CLIMATE RISK

37
FLOOD

92
HEAT

69
STORM

7
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 22, 2021	Resale	Warranty Deed	\$402,500	\$164	
Jul 10, 2019	Resale	Warranty Deed	\$353,100	\$144	\$353K
Nov 30, 2018	Financing	Trustees Deed			\$311K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Baker Interdistrict Elementary School	Elementary	PK–5	0.5 mi
Joe T. Robinson Middle School	Middle	6–8	6.0 mi

Joe T. Robinson High School	High	9–12	6.2 mi
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District: Pulaski County Special 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 72223

50 CRIME INDEX	159 AIR POLLUTION	25,771 POPULATION	\$127K MEDIAN IN-COME	62°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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