

Single Family Residence

RESIDENTIAL

94 RANCH RIDGE RD

LITTLE ROCK, AR 72223

\$743,750 TopHap Estimate · \$179 / ft² · confidence 90 · as of Jul 14, 2026



4

BATHS

4,151 ft²

LIVING AREA

0.51 ac

LOT SIZE

2018

YEAR BUILT

1

STORIES

VALUATION

\$744K

\$671K low

\$816K high

Last Sale

\$718,000 · Dec 11, 2024

Est. Owner Equity

\$61,650

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$6,896 (2025)
Assessed Value	\$98,514
Previous Assessed	\$98,514
Assessor Market Value	\$492,570

PROPERTY FACTS

Property Type	Single Family Residence
County	Pulaski
Lot (acres)	0.51
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 493 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 27, 2024	Resale	Warranty Deed	\$718,000	\$173	\$682K
Jun 23, 2023	Resale	Warranty Deed	\$695,000	\$167	\$556K
May 3, 2019	Resale	Warranty Deed	\$525,000	\$126	\$420K
Apr 17, 2018	Resale	Special Warranty Deed	\$75,000	\$18	\$440K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pinnacle View Middle School	Middle	6–8	0.4 mi
Little Rock West High School of Innovation	High	9–12	0.4 mi
Don R. Roberts Elementary School	Elementary	KG–5	0.7 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 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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