

Single Family Residence

RESIDENTIAL

137 SHADE TREE TRCE

RUSTON, LA 71270

\$815,907 TopHap Estimate · \$194 / ft² · confidence 97 · as of Jul 14, 2026



4

BATHS

4,199 ft²

LIVING AREA

1.11 ac

LOT SIZE

2022

YEAR BUILT

3

PARKING

VALUATION

\$816K

\$792K low

\$840K high

Last Sale

\$69,500 · Jan 29, 2021

Est. Owner Equity

\$715,907

Loan-to-Value

12%

TAX & ASSESSMENT

Property Tax	\$5,500 (2024)
Assessed Value	\$67,980
Previous Assessed	\$52,602
Assessor Market Value	\$679,803

PROPERTY FACTS

Property Type	Single Family Residence
County	Lincoln
Lot (acres)	1.11

Porch · 606 ft²

CLIMATE RISK

1 FLOOD	35 WILDFIRE	99 HEAT	84 STORM	12 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 24, 2026	Financing	Mortgage			\$100K
Jul 10, 2023	Financing	DTOT			
Jan 29, 2021	Resale	Deed	\$69,500	\$17	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillcrest Elementary School	Elementary	KG–2	3.1 mi
Ruston High School	High	9–12	4.7 mi
Ruston Junior High School	Middle	7–8	5.3 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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