

Single Family Residence

RESIDENTIAL

45 COURTSIDE PL

LITTLE ROCK, AR 72210

\$248,754 TopHap Estimate · \$142 / ft² · confidence 88 · as of Jul 14, 2026



2

BATHS

1,756 ft²

LIVING AREA

0.12 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

VALUATION

\$249K

\$220K low

\$277K high

Last Sale

\$153,000 · Apr 1, 2009

Est. Owner Equity

\$118,704

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$2,706 (2025)
Assessed Value	\$43,294
Previous Assessed	\$43,294
Assessor Market Value	\$216,470

PROPERTY FACTS

Property Type	Single Family Residence
County	Pulaski
Lot (acres)	0.12
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 252 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 25, 2009	Resale	Warranty Deed	\$153,000	\$87	\$130K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Otter Creek Elementary School	Elementary	KG–5	0.3 mi
Mabelvale Middle School	Middle	6–8	1.9 mi
Little Rock Southwest High School	High	9–12	2.8 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 72210

82 CRIME INDEX	155 AIR POLLUTION	19,424 POPULATION	\$81K 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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