

Single Family Residence

RESIDENTIAL

10 HICKORY DR

RUTLAND, MA 01543

\$538,549

TopHap Estimate · \$305 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,768 ft²

LIVING AREA

0.43 ac

LOT SIZE

2001

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$539K

\$523K low

\$554K high

Last Sale

\$312,000 · Jul 11, 2006

Est. Owner Equity

\$116,349

Loan-to-Value

78%

TAX & ASSESSMENT

Property Tax	\$6,159 (2025)
Assessed Value	\$432,500
Assessor Market Value	\$525,825

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WORCESTER
Lot (acres)	0.43
Roof	Asphalt
Heating	Hot Water
Pool	No

CLIMATE RISK

1 FLOOD	15 WILDFIRE	57 HEAT	94 STORM	39 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 26, 2009	Financing	Mortgage			\$247K
Jul 11, 2006	Resale	Deed	\$312,000	\$176	\$250K
Jun 24, 2003	Financing	Mortgage			\$213K
Mar 4, 2003	Financing	Mortgage			\$214K
Apr 26, 2002	Resale	Grant Deed	\$224,400	\$127	
Apr 9, 1993	Financing	Mortgage			\$110K
Jun 5, 1992	Resale	Grant Deed	\$130,600	\$74	\$110K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Naquag Elementary School	Elementary	KG–2	1.3 mi
Central Tree Middle School	Middle	6–8	1.3 mi
Wachusett Regional High School	High	9–12	3.6 mi

District: Wachusett 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 01543

58 CRIME INDEX	103 AIR POLLUTION	9,140 POPULATION	\$139K MEDIAN IN-COME	46°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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