

Single Family Residence **RESIDENTIAL**

3 HICKORY DR

RUTLAND, MA 01543

\$454,229 TopHap Estimate · \$257 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,768 ft²

LIVING AREA

0.35 ac

LOT SIZE

1997

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$454K

\$410K low

\$499K high

Last Sale

\$164,900 · Jan 23, 1998

Est. Owner Equity

\$101,229

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$5,875 (2025)
Assessed Value	\$412,600
Assessor Market Value	\$535,895

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WORCESTER
Lot (acres)	0.35
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
Dec 15, 2010	Financing	Mortgage			\$272K
Aug 1, 2008	Financing	Mortgage			\$16K
Mar 3, 2008	Financing	Mortgage			\$280K
Apr 5, 2004	Financing	Mortgage			\$249K
Apr 12, 2001	Financing	Mortgage			\$25K
Feb 22, 1999	Financing	Mortgage			\$10K
Dec 29, 1998	Financing	Mortgage			\$154K
Jan 23, 1998	Resale	Grant Deed	\$164,900	\$93	
May 1, 1995	Financing	Mortgage			\$16K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Naquag Elementary School	Elementary	KG–2	1.4 mi
Central Tree Middle School	Middle	6–8	1.4 mi

Wachusett Regional High School	High	9–12	3.5 mi
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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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